



Yatesbury Avenue, Birmingham

Yatesbury Avenue, Birmingham B35 6DG

for sale offers in excess of
£220,000



Property Description

Burchell Edwards Erdington are pleased to market this three-bedroom mid terraced property is situated in Castle Vale, offered with no upward chain, and comprises of lounge, kitchen/diner on the ground floor along with three bedrooms and the family bathroom to the first floor. Outside to the front is a lawned garden with pathway leading to the property while to the rear is an enclosed large rear garden.

Entrance Porch

Door to front elevation and carpet.

Entrance Hallway

Central heating radiator and carpet.

Lounge

13' 8" x 12' 1" (4.17m x 3.68m)

Double glazed bay window to front elevation, central heating radiator and carpet.

Kitchen/ Diner

18' 11" x 9' 2" (5.77m x 2.79m)

Two double glazed windows and French doors to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, integrated cooker and hob, under stairs storage cupboard, gas and electric meters.



Landing

Two airing cupboards and central heating boiler.

Bedroom One

12' 3" x 11' 5" (3.73m x 3.48m)

Double glazed window to front elevation, central heating radiator and carpet.

Bedroom Two

11' 1" x 9' 3" (3.38m x 2.82m)

Double glazed window to rear elevation, central heating radiator, carpet and storage cupboard.

Bedroom Three

9' 5" x 7' 10" (2.87m x 2.39m)

Double glazed window to front elevation, central heating radiator and carpet.

Bathroom

Double glazed window to rear elevation, W.C, wash hand basin, bath with electric shower over, extractor, tiling to walls and laminate flooring.

Rear Garden

Patio area, laid to lawn, access to garage, rear access and fencing to all boundaries.

Garage

16' 2" x 8' 3" (4.93m x 2.51m)

Up and over door and concrete flooring.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Burchell Edwards on

T 0121 373 6320
E erdington@burchelledwards.co.uk

Unit 3 Queens Court, Gravelly Hill Erdington
 BIRMINGHAM B23 6BJ

EPC Rating: C

Tenure: Freehold

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