



Third Avenue, Bordesley Green, Birmingham

burchell
edwards



Property Description

THREE BEDROOMS TWO RECEPTION ROOMS EXTENDED !!! Ideal for a FIRST TIME BUYER and in a FANTASTIC location. The property is situated on a HIGH DEMAND road and is near to local shops, schools and the A45 Coventry Road is easily accessible with many travel links to Birmingham City. With expected HIGH LEVELS of INTEREST, call now to secure a viewing on 0121 742 1725!!!!

Entrance Hallway

Door to front elevation and central heating radiator.

Lounge

12' 8" into bay x 8' 9" (3.86m into bay x 2.67m)
Double glazed bay window to front elevation, central heating radiator and electric fire.

Dining Room

12' 3" x 12' 1" (3.73m x 3.68m)
Double glazed window to rear elevation, central heating radiator, electric fire and stairs to first floor accommodation.

Kitchen

22' 2" x 7' 5" (6.76m x 2.26m)
Two double glazed windows, a range of wall and base units with work surface over incorporating a sink with drainer unit, fitted hob and oven, space for appliances, tiled flooring.

Landing

Central heating radiator and loft access via hatch.

Bedroom One

14' 1" x 11' 4" (4.29m x 3.45m)

Two double glazed windows, central heating radiator and gas fire.

Bedroom Two

12' 3" x 11' 1" (3.73m x 3.38m)

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

Bedroom Three

12' 3" x 7' 2" (3.73m x 2.18m)

Double glazed window to rear elevation and central heating radiator.

Bathroom

Double glazed window, W.C, wash hand basin, bath, shower and extractor.

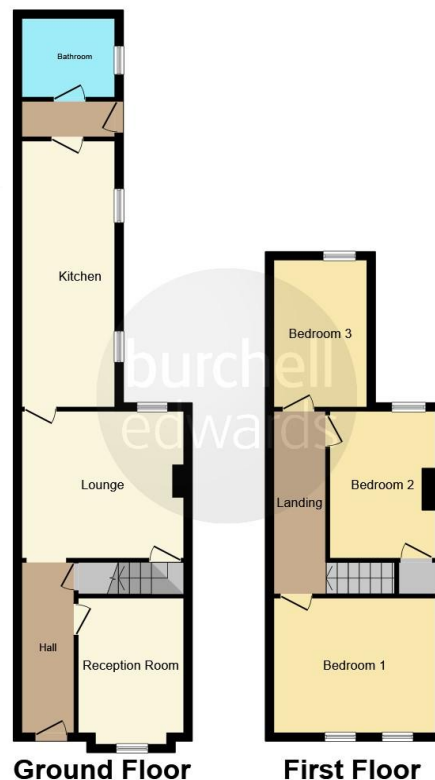
Rear Garden

Slabbed rear garden.









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

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EPC Rating: C Council Tax
 Band: A

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/SHL211067



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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