



Floyer Road, Birmingham



## Property Description

THREE GOOD SIZE BEDROOMS! This mid terrace property is in a great location! Only a short journey to Birmingham close to transport routes and shops this is just perfect for a FIRST TIME BUYER or FAMILY looking to get on the ladder! THREE RECEPTION ROOMS and a good size garden means HIGH demand! CALL NOW O 0121 742 1725 BEFORE ITS TOO LATE!!!!

## Entrance Hallway

Central heating radiator and stairs to first floor accommodation.

## Lounge

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

## Dining Room

Double glazed window to rear elevation and central heating radiator.

## Reception Room

Double glazed window to side elevation, central heating radiator and laminate flooring.

## Kitchen

Double glazed window and door to side elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, fitted gas hob and oven, space for appliances, tiling to walls and tiled flooring.



## Landing

Loft access via hatch and all doors off.

## Bedroom One

Two double glazed windows to front elevation, central heating radiator and fitted wardrobes.

## Bedroom Two

Double glazed window to rear elevation and central heating radiator.

## Bedroom Three

Double glazed window to rear elevation, central heating radiator and central heating boiler housed.

## Bathroom

Double glazed window to side elevation, W.C, wash hand basin, bath, central heating radiator and tiling to walls.

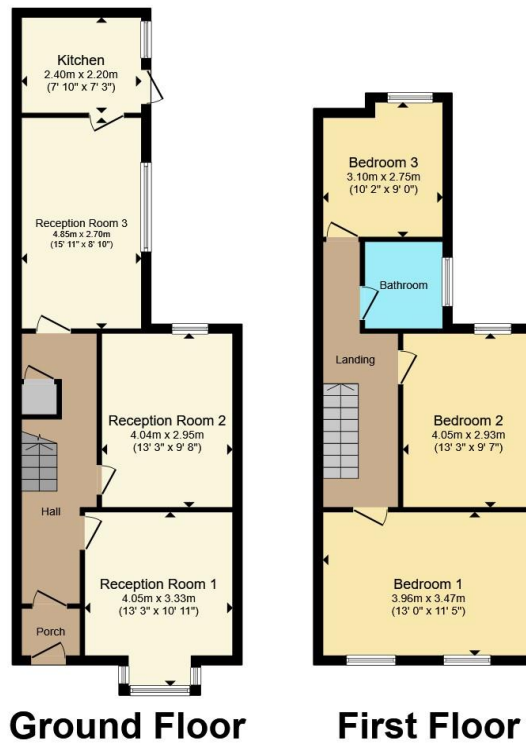
## Rear Garden

Slabbed patio, laid to lawn and fencing to all boundaries.









Total floor area 104.8 m<sup>2</sup> (1,128 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



To view this property please contact Burchell Edwards on

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EPC Rating: D Council Tax  
 Band: B

Tenure: Freehold

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