



Creswell Road, Birmingham

Creswell Road, Birmingham, B28 9RN

for sale offers over  
**£275,000**



### Property Description

Three Bedroom Semi-Detached with Extension Potential

A fantastic opportunity to purchase this well-presented three bedroom semi-detached home, offering excellent potential for further development. The property previously benefitted from planning permission for a side extension, making it an attractive choice for buyers seeking to add space and value.

On the ground floor, the accommodation comprises a bright and airy living room, a fitted kitchen, and a family bathroom. Upstairs, there are three well-proportioned bedrooms, providing comfortable living space for families.

Externally, the home enjoys a generous frontage with a spacious driveway offering ample off-road parking, together with a neatly presented front garden. The property also offers scope to enhance the outside space to create an inviting setting.

This is an ideal purchase for those looking for a home with immediate comfort and exciting future potential. Early viewing is highly recommended.

### Lounge

12' 8" x 13' 10" ( 3.86m x 4.22m )  
Double glazed window to front elevation.

### Kitchen

11' 5" x 10' 4" ( 3.48m x 3.15m )  
a range of wall and base units with work surface over incorporating a sink with drainer unit, gas cooker, space for appliances, tiled flooring, spotlights and central heating boiler housed.

### Conservatory

11' 6" x 5' 8" ( 3.51m x 1.73m )  
Space and plumbing for washing machine.

## Bedroom One

17' 2" x 10' 9" ( 5.23m x 3.28m )

Double glazed window to front elevation, central heating radiator and built in storage.

## Bedroom Two

7' 4" x 9' 5" ( 2.24m x 2.87m )

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

## Bedroom Three

12' 6" x 9' 6" ( 3.81m x 2.90m )

Double glazed window to rear elevation.

## Downstairs Bathroom

Window to rear elevation, W.C, wash hand basin, bath, shower and fully tiled walls.

## Front Garden

Large block paved driveway providing off road parking.

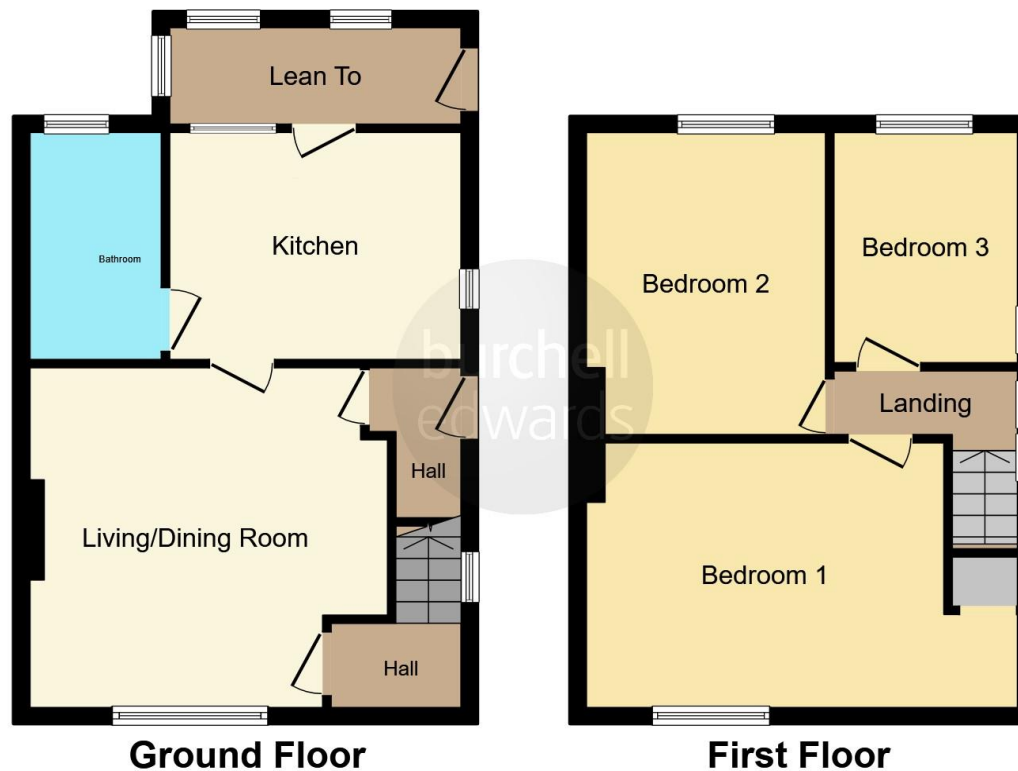
## Rear Garden

Patio area and side access to frontage.









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 Band: B

Tenure: Freehold

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