



Austin Close,
BIRMINGHAM

Austin Close, BIRMINGHAM, B27 6SQ

for sale offers over
£245,000



Property Description

Now available for viewing is this very well presented spacious three bedroom detached property in a great location in Acocks Green available with no upward chain.

The property consists of inner hallway, spacious open plan lounge/dining room with double glazed door leading to garden, second lounge with door leading to utility room, upstairs are three good size bedrooms and white three piece fully tiled family bathroom. Outside there is a block paved driveway for off road parking and lawn area to either side, generous size rear garden has patio/lawn area, wooden shed, side gate giving access to the front of the property and fenced all round.

This location is ideal for Acocks Green Village, Solihull Town Centre, Birmingham City Centre and Birmingham International Airport, also a good catchment area for local schools. Early viewing is highly advised on this great property.

Approach

Driveway providing off road parking with lawn either side, side gated access to the rear and leading to:

Entrance Hallway

Double glazed door to front elevation and central heating radiator.

Living Room

24' 6" x 11' 11" (7.47m x 3.63m)
Double glazed window to front elevation, storage cupboard, telephone point, television aerial point, central heating radiator and double glazed patio doors to rear elevation.

Reception Room/Living Room

11' 1" x 7' 8" (3.38m x 2.34m)
Double glazed window to front elevation and central heating radiator.

Kitchen

11' 1" x 6' 11" (3.38m x 2.11m)
Fitted to comprise a range of wall and base units with work surface over, incorporating a sink/drain, partial wall tiling, electric oven and gas hob, plumbing for washing machine, tiled flooring, central heating radiator, door access to the rear garden and double glazed window to rear elevation.

Utility Room

.8' 2" x 4' (2.49m x 1.22m)
Having door access to the rear garden, plumbing and central heating boiler.



Landing

Staircase rising from the ground floor, double glazed window to side elevation, loft access and doors to:

Bedroom One

12' 6" x 8' 2" (3.81m x 2.49m)

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

Bedroom Two

11' 9" x 9' 1" (3.58m x 2.77m)

Double glazed window to front elevation and central heating radiator.

Bedroom Three

9' 8" x 6' 8" (2.95m x 2.03m)

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

Bathroom

6' 5" x 5' 5" (1.96m x 1.65m)

Double glazed window to rear elevation, W.C, wash hand basin, bath with shower over, central heating radiator and full tiling.

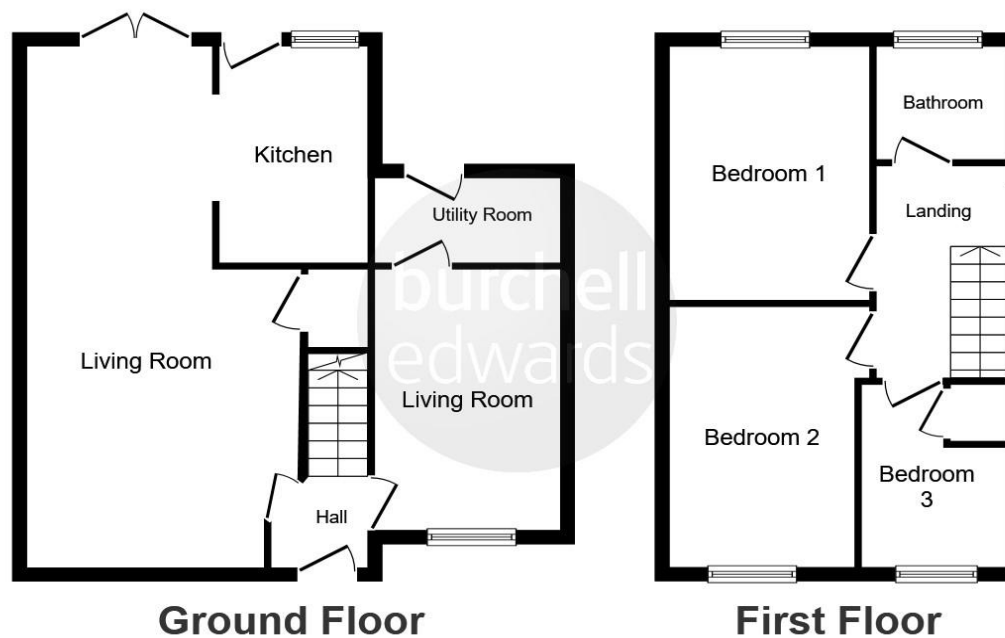
Rear Garden

Patio area leading to lawn, wooden storage shed and enclosed by fencing.









This plan is for illustration purposes only and may not be representative of the property.
Plan not to scale.

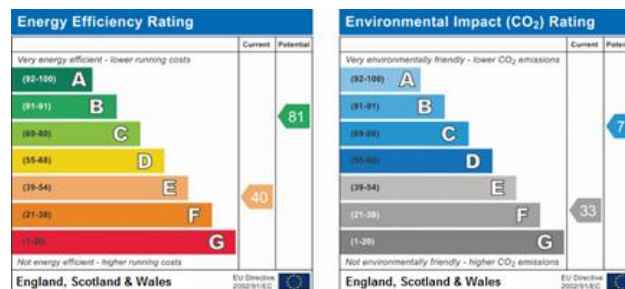
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