



Pretoria Road, Birmingham B9 5LJ

welcome to

Pretoria Road, Birmingham

****FULLY REFURBISHED**TWO RECEPTION ROOMS**REFITTED KITCHEN AND DOWNSTAIRS BATHROOM**THREE GOOD SIZE BEDROOMS**REAR GARDEN**NO CHAIN****



Entrance Porch

Double glazed door to porch and door to hallway.

Reception Room One

11' 3" x 10' 10" (3.43m x 3.30m)

Double glazed bay window to front, radiator, ceiling light point, laminate flooring. door to inner lobby and door to reception room two.

Reception Room Two

12' 2" x 10' 10" (3.71m x 3.30m)

Double glazed window to rear, radiator, ceiling light point, laminate flooring and door to stairs.

Kitchen

8' 11" x 5' 10" (2.72m x 1.78m)

Double glazed window to side, radiator, ceiling light point, stainless steel sink and drainer, gas hob and oven, cupboards, drawers and base units, roll top work surface, cooker hood, plumbing for washing machine and door to outer lobby and double-glazed door to garden.

Bathroom (downstairs)

Double glazed window to side, heated towel radiator, ceiling light point, extractor fan, low level w.c., panelled bath and vanity sink.

Landing

Two Ceiling light points and radiator

Bedroom One

12' 8" x 11' 4" (3.86m x 3.45m)

Double glazed window to front, radiator and ceiling light point.

Bedroom Two

12' 3" x 9' 6" (3.73m x 2.90m)

Double glazed window to rear, radiator, ceiling light point and built in cupboard.

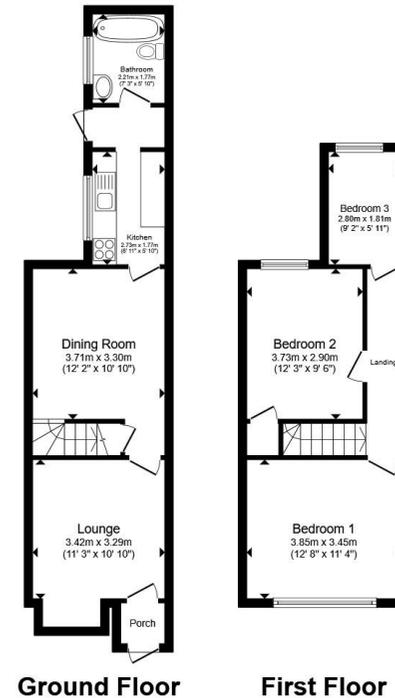
Bedroom Three

9' 2" x 5' 11" (2.79m x 1.80m)

Double glazed window to rear, radiator and ceiling light point.

Rear Garden

Patio area and will be lawned before completion.



Total floor area 77.4 m² (833 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



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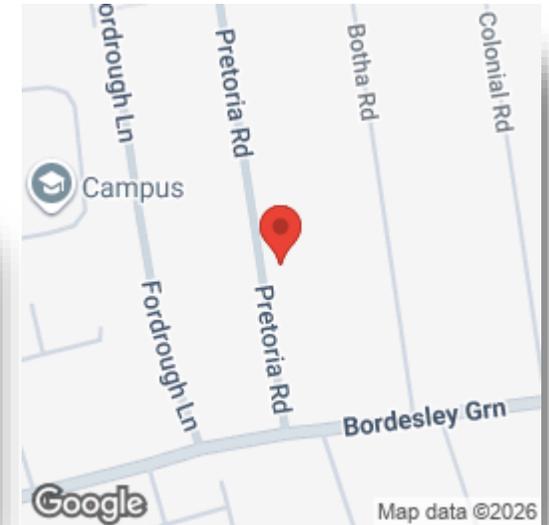
Pretoria Road, Birmingham

- NO CHAIN
- FULLY REFURBISHED
- TWO RECEPTION ROOMS
- NEW KITCHEN AND BATHROOM
- THREE BEDROOMS

Tenure: Freehold EPC Rating: D

Council Tax Band: A

£220,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CAB112203 - 0004

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