



Marie Drive Birmingham B27 7NY

for sale
£270,000



Property Description

This beautifully extended three-bedroom end-terrace property offers generous and adaptable living accommodation, perfectly suited to modern family life. The ground floor features a welcoming entrance hall, a fitted kitchen, and an impressive open-plan kitchen/dining room extension, creating a fantastic space for both everyday living and entertaining. A contemporary shower room completes the ground floor accommodation. Outside, the private rear garden has been designed for low-maintenance enjoyment, providing an ideal space for relaxing and outdoor dining.

To the first floor, the property offers three well-sized bedrooms and a family bathroom, providing comfortable accommodation for families and professionals alike.

Situated in a sought-after residential location, the property benefits from convenient access to well-regarded schools, local amenities, green spaces, and excellent transport connections, making it a practical and appealing place to call home.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Approach

Laid to lawn with slabbed pathway leading to porch door, side access to garden

Porch

Obscure double-glazed window to front aspect, front door leading to

Hallway

Stairs to first floor, understairs storage, doors off to

Kitchen

Double glazed window to front aspect. Range of high gloss units above and below with work surface over, incorporating stainless steel sink and drainer with mixer taps. Space and plumbing for appliances.

Living Room

Built in storage cupboard. Central heating radiator, entrance to

Dining Room

Ceiling spotlights, sky light, central heating radiator. Double glazed sliding doors leading to garden.

Downstairs Shower Room

W.C, wash basin with mixer taps, wet room shower, heated towel rail. Tiled to walls.

Landing

Doors off to

Bedroom One

Double glazed window to front aspect, central heating radiator. Built in fitted wardrobes.

Bedroom Two

Double glazed window to rear aspect, central heating radiator

Bedroom Three

Double glazed window to front aspect, central heating radiator

Bathroom

Obscure double-glazed window. Bath with separate taps, shower fitting above. W.C, tiled to walls,

Rear Garden

Slabbed garden with fence surround.

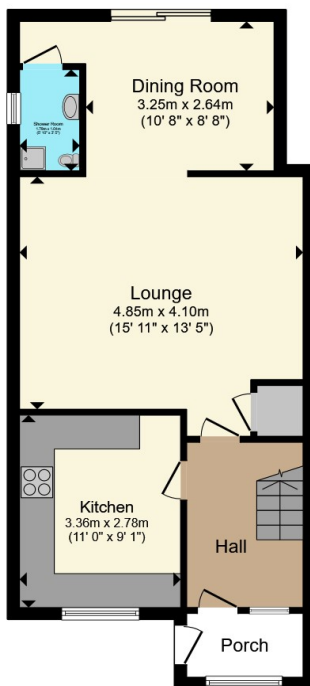
Garage

in separate block, next to property

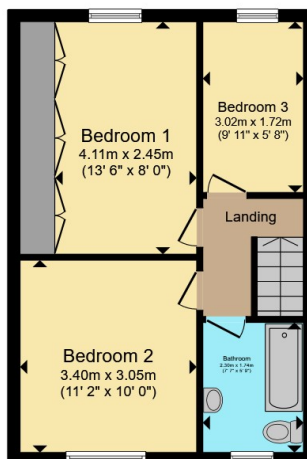
Agent Note

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Ground Floor



First Floor

Total floor area 86.5 m² (931 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



To view this property please contact Burchell Edwards on

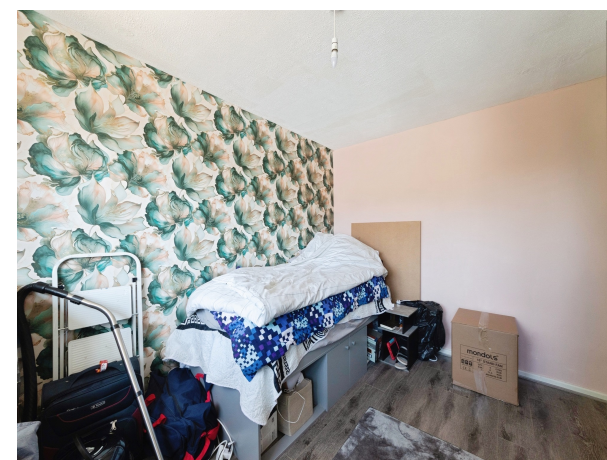
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EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

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