

FOR SALE



15 Cornhampton Close, Brockhill, Redditch, B97 6SL

2 Bedrooms, 1 Bathroom, Semi-detached house

£225,000

MARTIN&CO



- Freehold semi-detached house
- Drive for two cars
- Private north westerly garden
- Two double bedrooms
- Bathroom with window
- Lounge
- Fitted kitchen diner
- Council Tax band C
- EPC Rating band C
- No onward chain

*** VACANT & NO ONWARD CHAIN ***

This freehold semi-detached house is situated in a popular residential area, convenient for commuting to Birmingham, then national motorway network and facilities of the town centre.

The house offers accommodation of approx 600sqft, comprising: a hall; lounge; fitted kitchen diner; landing; two double bedrooms; and a bathroom.

In addition, the property benefits from a drive providing off-road parking for two cars, a private garden with a pleasant north westerly aspect, PVC double glazing and gas-fired central heating.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

KEY FACTS

Vacant & No onward chain
 Freehold tenure
 PVC double glazing
 Gas-fired central heating
 'Logic' combi boiler, installed March 2016
 Council Tax band C
 EPC Rating band C



GROUND FLOOR

HALL 1.15m x 1.10m (3'9" x 3'7")

LOUNGE 4.22m x 2.84 < 3.85m (13'10" x 9'3" < 12'8")

FITTED KITCHEN DINER 3.85m x 2.84m (12'8" x 9'3")

FIRST FLOOR

LANDING 1.90m x 0.86m < 1.52m (6'3" x 2'9" < 5'0")

BEDROOM ONE 2.85m < 3.85m x 2.58m < 3.00m (9'4" < 12'8" x 8'5" < 9'10")

BEDROOM TWO 3.85m 2.53m (12'8" x 8'4")

BATHROOM 1.91m x 1.91m (6'3" x 6'3")

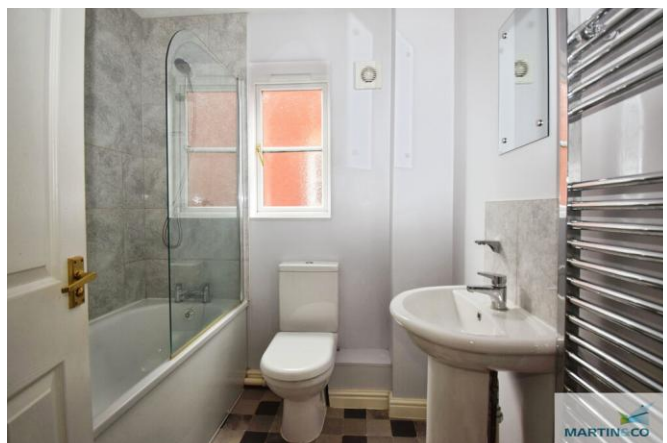
OUTSIDE

PARKING

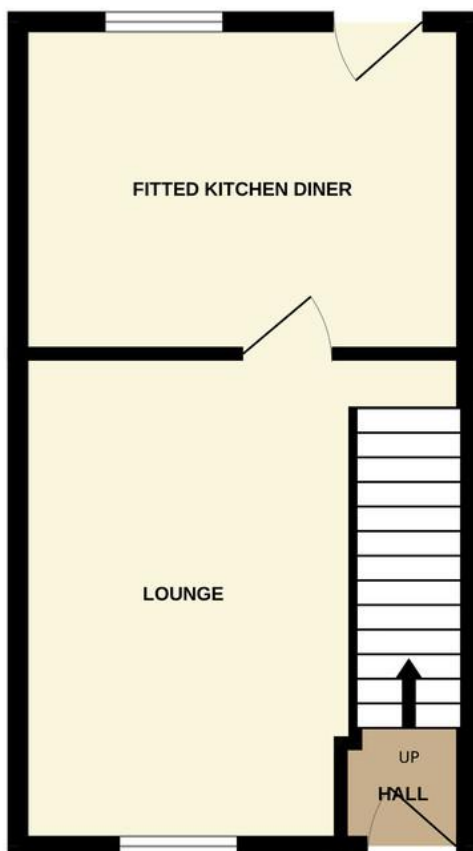
To the front, there is a drive providing off-road parking for two cars.

GARDEN

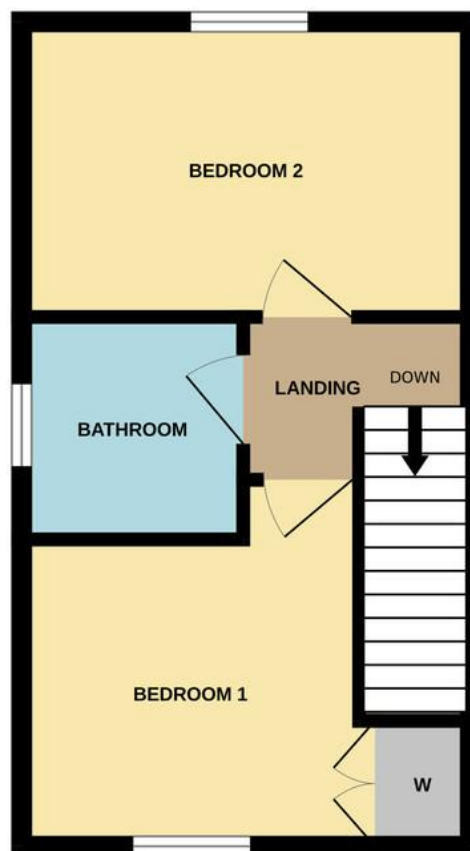
To the rear there is a private garden with a pleasant north westerly aspect.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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