



10 VERNON COURT
EDGBASTON, BIRMINGHAM B16 9SN

Robert Powell
RESIDENTIAL SALES & LETTINGS



10 VERNON COURT

£295,000

EDGBASTON

A modern end-terraced 3 bedroomed house with parking for two cars set in a quietly tucked away development and in a popular residential location.

Situation

Vernon Court is located off Vernon Road which is a highly regarded residential address conveniently located for easy access to Birmingham City Centre which lies around 2 miles away. Regular buses to and from the city centre can be taken from the nearby A456 Hagley Road. The Hagley Road also affords easy access to Junction 3 of the M5 which is approximately 4 miles away.

Description

Vernon Court is a development of just 12 townhouses, built in 2001 by Redrow Homes. Number 10 is an end townhouse and has well-appointed accommodation set over two storeys and extending in all to approximately 930 sq ft (84 sq m).

The property is entered via a part-glazed front door leading into the entrance hall which has a cloakroom WC and a useful under stairs storage cupboard. The sitting/dining room is well-proportioned and has sliding doors leading out to the garden.

The kitchen is fitted with an array of base and wall mounted units and has a Zanussi electric oven and four ring gas hob,

integrated dishwasher, integrated fridge freezer, space and plumbing for washing machine.

On the first floor is a central landing with airing cupboard. Bedroom 1 spans the full width of the house and has a window to the front and fitted wardrobes. Bedroom 2 enjoys a pleasant outlook to the rear and also has fitted wardrobes. Bedroom 3 is a single room with window to the rear. The house bathroom has a window to the side, bath with shower over, WC, and wash basin.

Outside

To the front of the house are two allocated parking spaces. To the rear the garden has a paved patio and is laid mainly to lawn with a pleasant open aspect beyond.

General Information

Tenure: The property is held by way of a long lease (“virtual freehold”) of 999 years from 2001. There is a service charge payable for the upkeep of the private road and parking areas which is currently £504 per annum.

Council Tax: Band E.

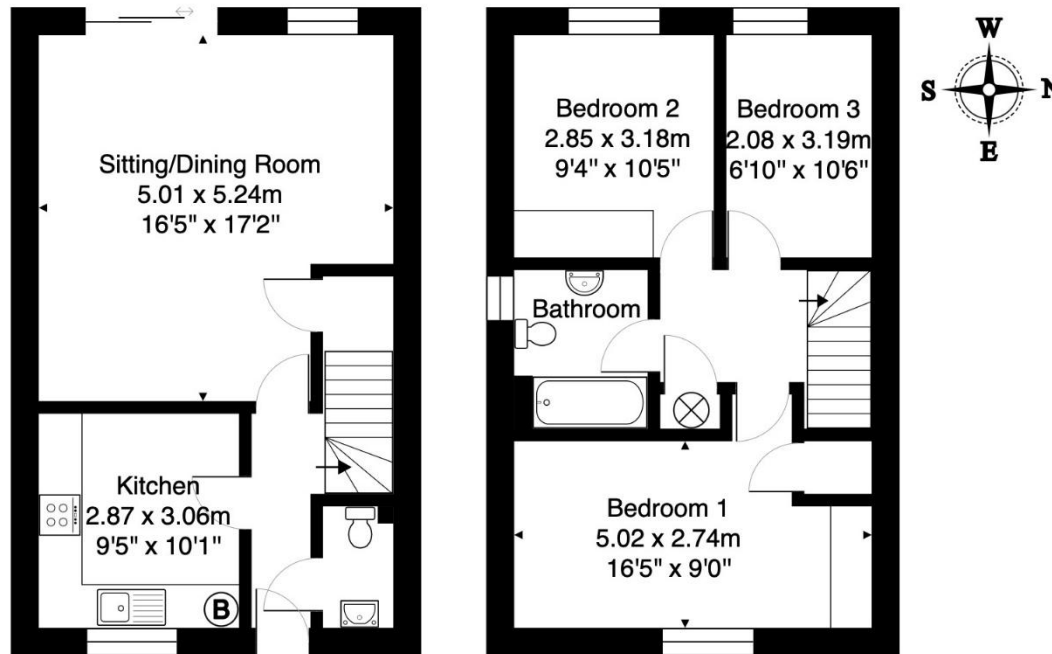




To view this property call Robert Powell on **0121 454 6930**

Ground Floor
Floor Area: 43.0 m² ... 463 ft²

First Floor
Floor Area: 43.4 m² ... 467 ft²



10 Vernon Court, Vernon Road, Edgbaston, B16 9SN.

Total Area: approximately 86.4 m² ... 930 ft²

All measurements & info are approximate
This plan is for display purposes only
Please verify all information

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

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