



Sommerfield Road, BIRMINGHAM B32 3TD

welcome to

Sommerfield Road, BIRMINGHAM

*** PERFECT FIRST TIME BUY *** THREE BEDROOM HOME *** BEAUTIFULLY PRESENTED *** EXCELLENT LOCATION *** CLOSE TO LOCAL AMENITIES
*** SCHOOLS NEARBY *** REAR GARDEN *** DRIVEWAY ***

Agent Note

This property is council tax band A.

Entrance Porch

Double glazed door and window.

Entrance Hallway

Radiator.

Downstairs W/C

Low level flush w/c, wall mounted sink, heated towel rail.

Lounge

15' x 9' (4.57m x 2.74m)
Triple glazed window to the front, central heating radiator.

Kitchen

15' 1" x 9' (4.60m x 2.74m)
Double glazed window to conservatory, range of wall & base units with worktops over, tiled splash-back, wall in pantry, white good included, stainless steel sink & drainer, plumbing for utilities, integrated double electric oven.

Conservatory

Double glazed double door to rear & windows surround.

Landing

Loft access with ladder.

Bedroom 1

12' x 9' (3.66m x 2.74m)
Triple glazed window to front, central heating radiator, built in wardrobe.

Bedroom 2

12' x 6' 1" (3.66m x 1.85m)
Triple glazed window to rear, central heating radiator.

Bedroom 3

8' 1" x 7' (2.46m x 2.13m)
Triple glazed window to rear, central heating radiator.

Bathroom

Triple glazed window to front, 2 heated towel rails, airing cupboard, Worcester Bosch Boiler, wash hand basin with mixer tap, low level flush w/c, bath with shower over.

Loft Space

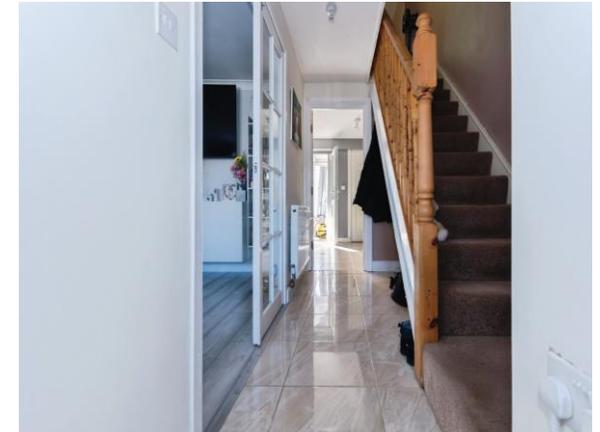
Semi-boarded, light.

Rear Garden

Decking, gate access to rear.

Parking

Single car driveway.





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welcome to

Sommerfield Road, BIRMINGHAM

- Perfect first time buy or family home
- Three bedrooms
- Beautifully presented
- Excellent location
- Close to local amenities

Tenure: Freehold EPC Rating: C
Council Tax Band: A

offers over
£200,000



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.focalagent.com

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Property Ref:
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