

Connells

Orchards Way
Birmingham

Orchards Way
Birmingham B12 9HA

for sale
£300,000







Property Description

A SPACIOUS WELL MAINTAINED FOUR BEDROOM END TOWNHOUSE offering two reception rooms and being extremely well situated for access to the City Centre and with amenities nearby.

Reception Hall, Guest Cloakroom, Sitting Room, Well Appointed Kitchen, Spacious Dining Room, Four Bedrooms and Bathroom with Shower. Double Glazing. Gardens to Front and Rear. Gated Off Road Parking. *Viewing Highly Recommended.

Approach

Pathway with lawn area to the sides.

Lounge

11' 4" x 15' 10" (3.45m x 4.83m)

Having laminate flooring, fireplace with electric fire and two windows to the front.

Kitchen/Diner

11' 4" x 9' 8" (3.45m x 2.95m)

This good size kitchen comprising of wall and base units, work surfaces, cooker point with extractor fan overhead, partly tiled, boiler housed, space for appliances, double glazed window.

Dining area with patio doors into rear garden.

First Floor Landing

Doors off to:

Bedroom One

11' 4" x 11' 8" (3.45m x 3.56m)

Bedroom Two

11' 4" Maximum x 10' 4" Maximum (3.45m Maximum x 3.15m Maximum)

Bedroom Three

11' 4" x 10' 1" (3.45m x 3.07m)

Bedroom Four

8' 2" x 8' 2" (2.49m x 2.49m)

Bathroom

Bath, wash hand basin, w.c, partly tiled, window, wall mounted radiator









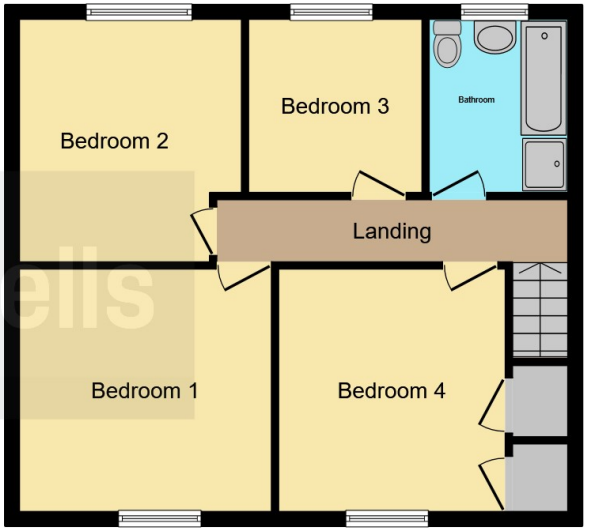












Ground Floor

First Floor

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

To view this property please contact Connells on

T 0121 212 0800
E birminghamcity@connells.co.uk

145 Great Charles Street Queensway
BIRMINGHAM B3 3LP

EPC Rating: C

Council Tax Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/DIG114009

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.