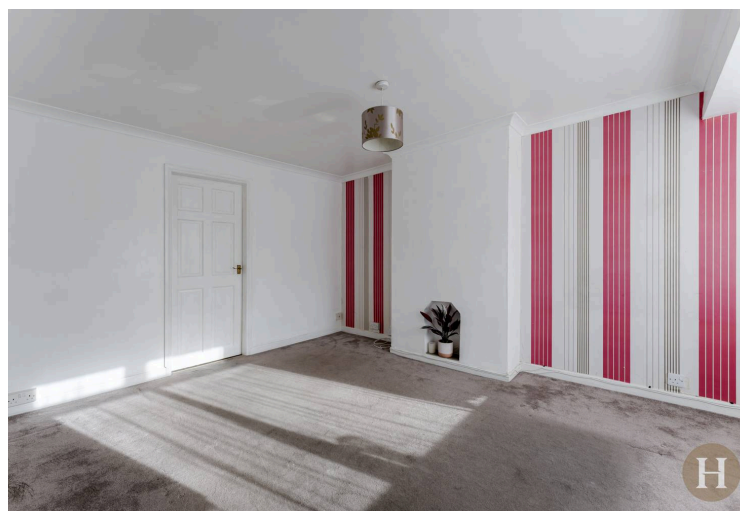




27 Rachel Gardens, Birmingham

£255,000 Freehold

Hadleigh Estate Agents are delighted to offer this fantastic three bedroom property for sale. Offered with no upward chain the property boasts move in ready accommodation. Being located on Rachel Gardens, the property is conveniently located for easy access to all local amenities, Queen Elizabeth Hospital and University of Birmingham.

The property boasts driveway parking, spacious lounge and kitchen diner. With conservatory, side access and private garden. Upstairs offers three well proportioned bedrooms and family bathroom.





Entrance Hallway

With partially glazed UPVC front door and double glazed window to the side elevation. Carpeted flooring, ceiling light point and central heating radiator.

Lounge

Spacious lounge benefitting from large window to the front elevation, carpeted flooring, ceiling light point and central heating radiator.



Kitchen Diner

Fitted kitchen with a range of base and wall units, fitted oven and hob with extractor over. Stainless steel sink and drainer unit, double glazed window to the rear elevation. French doors leading to the conservatory, two ceiling light points, central heating radiator, side door and understairs storage cupboard.

Conservatory

Beneficial conservatory with plumbing for washing machine, wall lights, central heating radiator and door to garden.





Landing

Benefitting from obscure glazed window to the side elevation, carpeted flooring, ceiling light point and loft hatch.

Master Bedroom

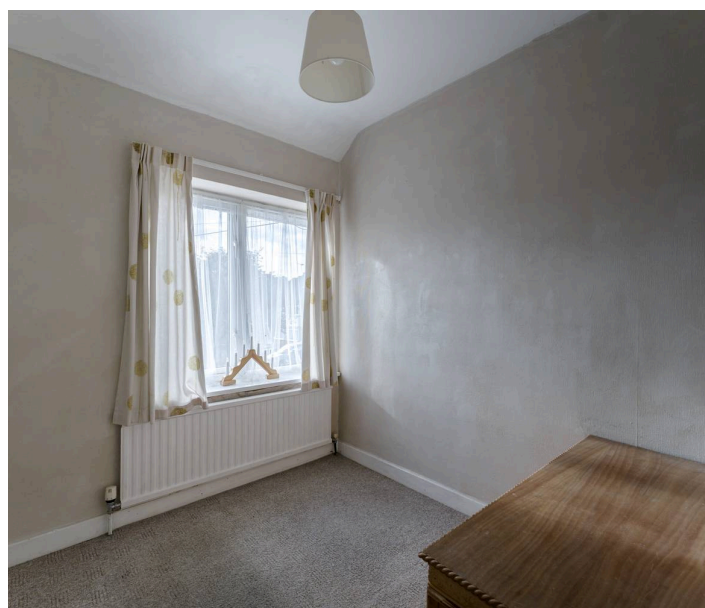
Spacious double bedroom comprising window to the rear elevation, ceiling light point and central heating radiator.

Bedroom Two

Double bedroom with window to the front elevation, ceiling light point, carpeted flooring and central heating radiator.

Bedroom Three

Third bedroom comprising window to the front elevation, carpeted flooring, ceiling light point and central heating radiator.



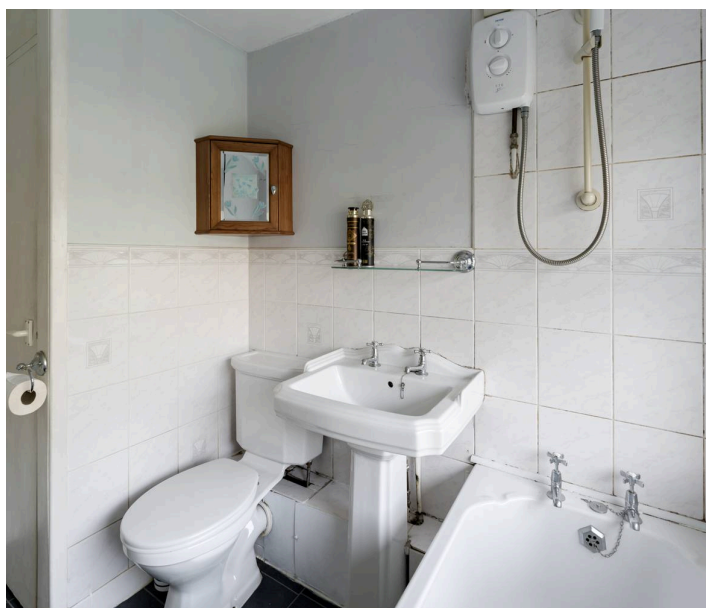


Bathroom

Modern family bathroom being partially tiled, with fitted bath and shower over. Low level flush WC, hand wash basin, central heating radiator, obscure glazed window to the rear elevation and airing cupboard.

Garden

Private rear garden, with slabbed patio area, raised garden borders and mature bushes and trees.



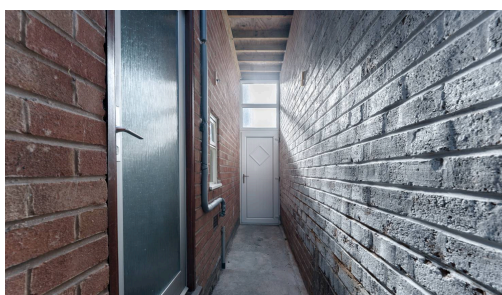
Council Tax band: B

Tenure: Freehold

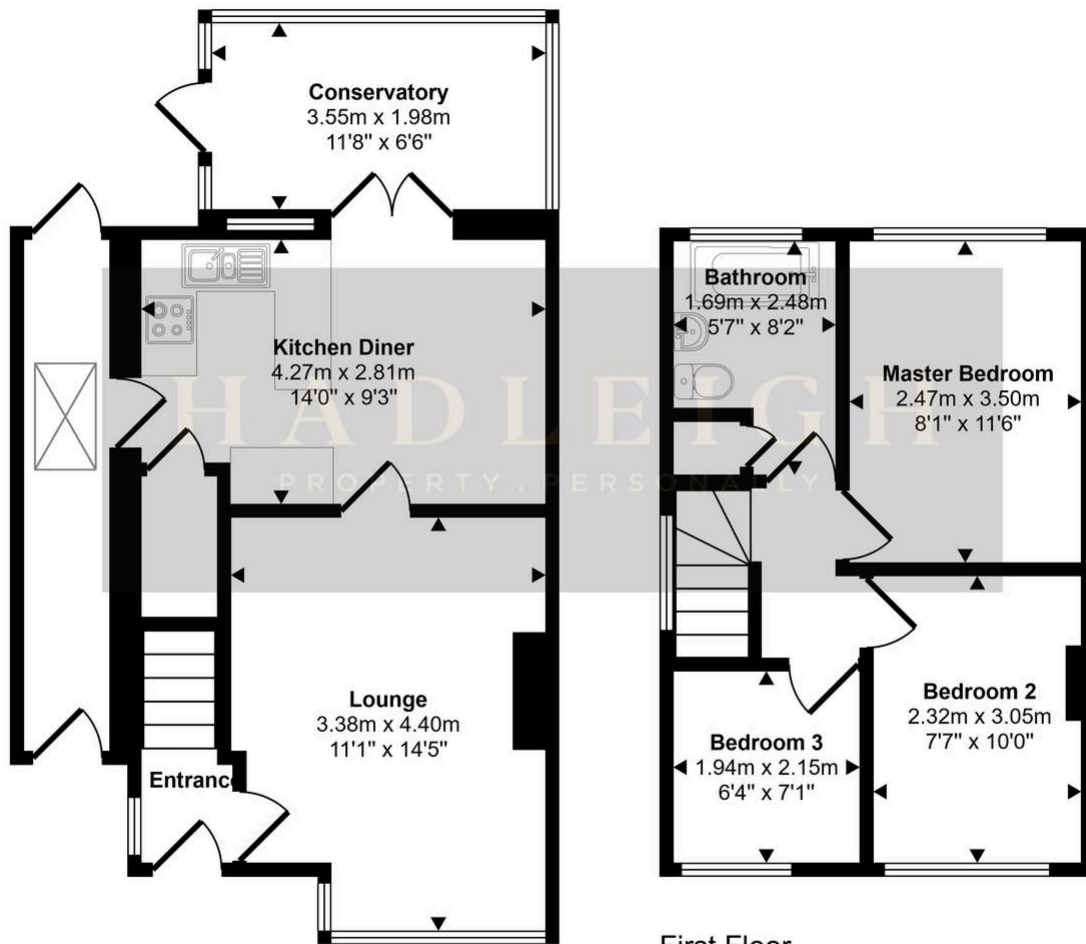
Energy Performance Certificate: D



- Three bedroom home
- No upward chain
- Move-in ready
- Driveway parking
- Kitchen diner and conservatory
- Spacious lounge



Approx Gross Internal Area
75 sq m / 806 sq ft



Ground Floor
Approx 46 sq m / 491 sq ft

First Floor
Approx 29 sq m / 315 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.