



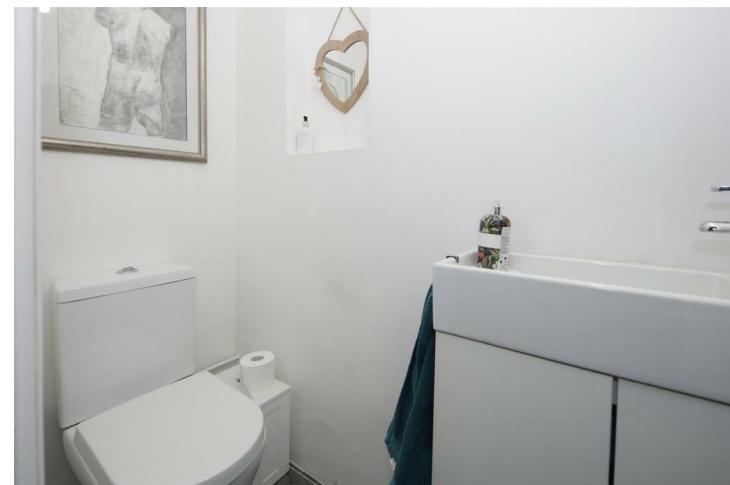
## **83 Blandford Avenue, Castle Bromwich, B36 9JB**

**£330,000**

Three bedroom semi-detached property in the popular location of Castle Bromwich. In brief the property comprises porch, entrance hallway, lounge, kitchen/diner, downstairs wc, three bedrooms, bathroom, separate wc, rear garden, off road parking and garage space. The property also benefits from double glazing and central heating (both where specified)

## Approach

Driveway providing off road parking.



## Porch

Double glazed with door to fore.

## Entrance Hallway

Stairs rising to first floor accommodation.



## Landing

Ceiling light point and access to loft void.

## Bedroom One

8'2" x 11'10" (2.49 x 3.63)

Double glazed window to fore, built in wardrobes, radiator and ceiling light point.



## Bedroom Two

13'1" x 8'10" (4.004 x 2.71)

Double glazed window to rear, radiator and ceiling light point.



## Bedroom Three

6'11" x 9'6" (2.13 x 2.92)

Double glazed window to fore, ceiling light point, radiator and storage cupboard.

## Lounge

9'10" x 14'0" (3.02 x 4.27)

Double glazed bay window to fore, radiator and ceiling light point.



## Kitchen Diner

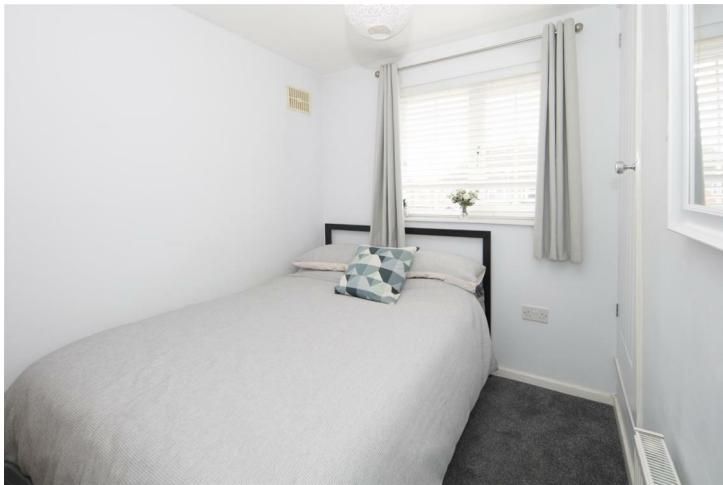
28'0" x 10'5" (8.54 x 3.19)

Having a range of matching wall, base and drawer units, sink with mixer tap over, space for white goods, space for cooker, inset ceiling spotlights, ceiling light point, two skylights, double glazed window and sliding door to rear.



## Downstairs WC

Low level wc, sink set in vanity and ceiling light point.



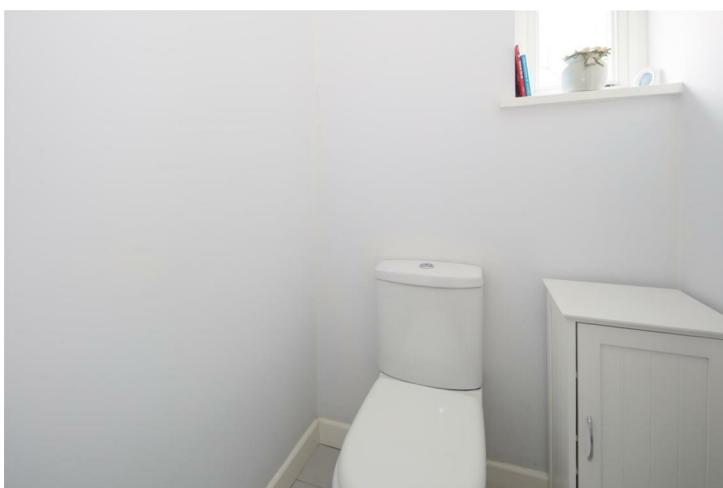
### Bathroom

Double glazed window to rear, bath, shower cubicle with shower over, sink set in vanity unit, inset ceiling spotlights and heated towel rail.



### Separate WC

Low level wc, double glazed window.



### Rear Garden

Paved patio area, mainly laid to lawn and enclosed to boundaries.



### Garage Space

Side hinged doors, light point and wall mounted boiler.

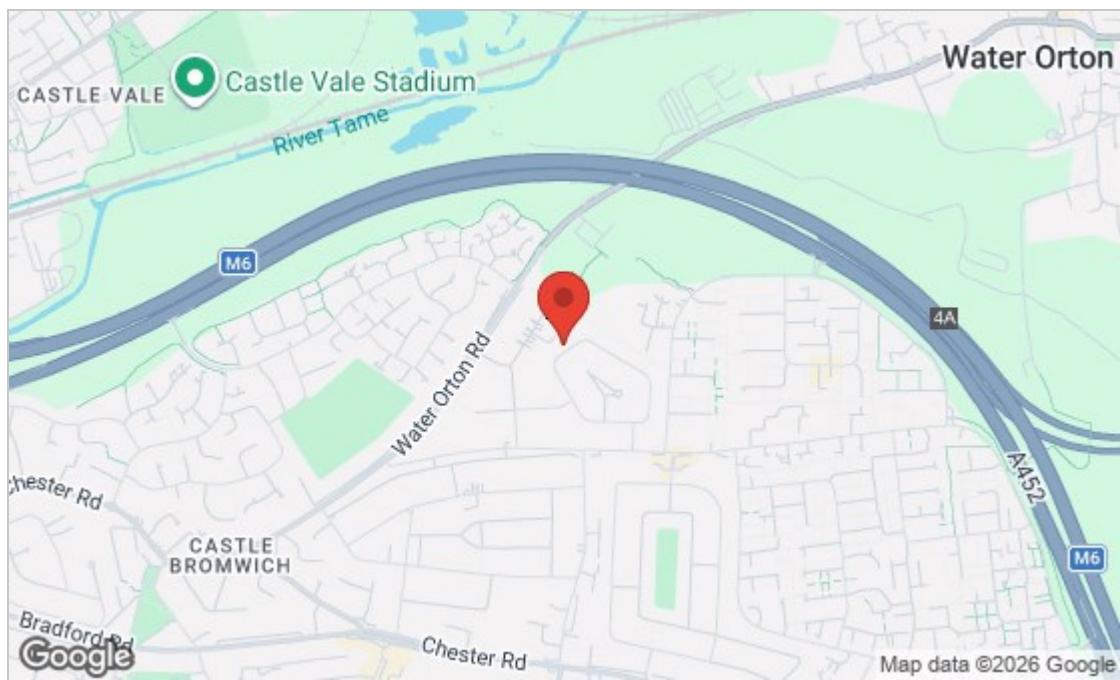
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Council Tax Band - D

EPC Rating - D



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