

for sale

offers in excess of **£250,000** Freehold



Brookvale Road Erdington Birmingham B23 7RL

A beautifully presented and spacious three-bedroom semi-detached family home, situated close to local amenities, schools, parks and excellent transport links. Perfectly suited to growing families and first-time buyers alike.



Property Details

Living Room

Spacious through lounge featuring a double glazed bay window to the front elevation, central heating radiator, fireplace feature and ample space for furniture.

Kitchen

An impressive open-plan family space fitted with a range of wall and base units incorporating work surfaces over, sink and drainer unit, integrated cooking facilities, space for appliances, double glazed windows and doors opening onto the rear garden.

Utility/Storage Room

Useful additional space alongside the kitchen.

Shower Room

Ground floor shower room.

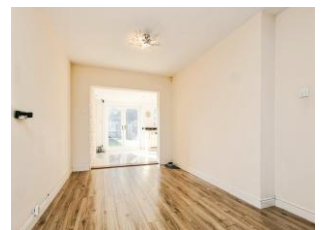
Bedroom One

Bedroom Two

Bedroom Three

Bathroom

First floor bathroom fitted with a modern white suite comprising panelled bath with shower over, wash hand basin, low-level WC, and window to rear elevation.





To view this property please contact Burchell Edwards on

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Unit 3 Queens Court, Gravelly Hill Erdington
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Property Ref: ERD201278 - 0002

Tenure:Freehold EPC Rating: D

Council Tax Band: B

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.

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