



Three Acres Lane, Dickens Heath Lane, B90 1NY

£575,000

- A Well Presented Detached Family Home
- Four Bedrooms
- Lounge, Dining Room & Versatile Snug/Home Office
- Breakfast Kitchen
- En-Suite Shower Room
- Family Bathroom
- Guest WC & Utility Room
- Off Road Parking
- Garage
- Landscaped Rear Garden



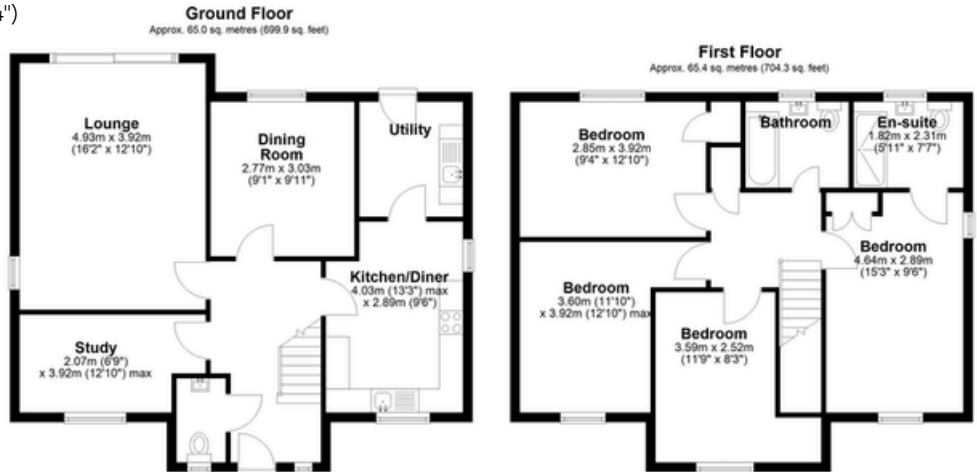
SCAN TO VIEW
VIRTUAL TOUR



- Welcoming Entrance Hall
- Guest WC to front
- Versatile Home Office/Snug to front - 2.06m x 3.91m max (6'9" x 12'10")
- Spacious Lounge to rear - 4.93m x 3.91m (16'2" x 12'10")
- Dining Room to rear - 3.02m x 2.77m (9'11" x 9'1")
- Breakfast Kitchen to front - 4.04m max x 2.9m (13'3" x 9'6")
- Utility Room to rear
- Bedroom One to front - 4.65m x 2.9m (15'3" x 9'6")
- En-Suite Shower Room to rear - 1.8m x 2.31m (5'11" x 7'7")
- Bedroom Two to front - 3.91m max x 3.61m (12'10" x 11'10")
- Bedroom Two to rear - 3.91m x 2.84m (12'10" x 9'4")
- Bedroom Four to front - 3.58m x 2.51m (11'9" x 8'3")
- Family Bathroom to rear - 2.31m x 1.63m (7'7" x 5'4")
- Garage
- Landscaped Rear Garden

A well presented detached family home benefitting from four bedrooms, lounge, dining room, versatile home office/snug, breakfast kitchen, utility room, guest WC, en-suite shower room, family bathroom, landscaped rear garden, garage and off road parking.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		



COUNCIL TAX BAND: F
 EPC Rating: C
 Tenure: Freehold

Total area: approx. 130.5 sq. metres (1404.3 sq. feet)

The vendor advises that the property is Freehold. Drakes Estate Agents will not be held responsible should this information be incorrect, and we request that your conveyancing solicitor verifies this throughout the conveyancing procedure.

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