

AP MORGAN



Bluebell Croft, Northfield
Offers in excess of £200,000

Features:

- Beautifully presented two-bedroom house
- Spacious lounge/diner
- Contemporary fitted kitchen
- Two double bedrooms
- Modern family shower room
- Plenty of storage
- Off-street parking
- Versatile rear garden

Description:

This beautifully presented two-bedroom, semi-detached house situated in a tucked away cul-de-sac in Northfield presents; a spacious lounge/diner, large conservatory, contemporary fitted kitchen, two double bedrooms, modern family shower room, plenty of storage, off-street parking for multiple vehicles and a versatile rear garden.

99 Years left on lease

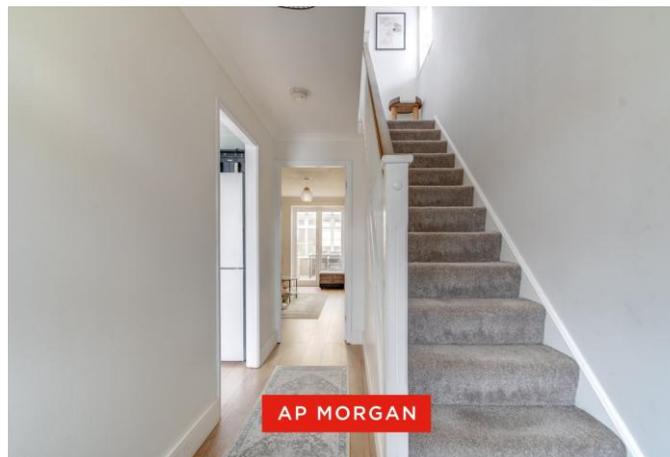
Service charge - £37 every 6 months

Approaching the property there is a tarmac drive with space for parking multiple vehicles, there is access to the front door, external storage and rear garden access through a side gate.

Entering the property to the hall, there is room for removing outdoor footwear and jackets with immediate access to the spacious lounge/diner which hosts space for multiple suites, a dining table and chairs and access to the large conservatory which gives additional room for furniture and allows for panoramic views of the garden. The kitchen hosts ample counterspace with an integral electric oven, gas hob, sink with drain and space/plumbing for freestanding appliances alongside the fitted breakfast counter. The ground floor is completed by an understairs storage cupboard.

Ascending to the first-floor landing, Bedroom One looks to the rear aspect offering ample room for freestanding furniture, Bedroom Two is an additional large double looking to the front and hosts an integral storage cupboard. The family shower room is modern and presents a washbasin, WC and shower.

The rear garden is accessed from the conservatory and opens to a paved patio with plenty of space for outdoor furniture and external storage. This continues to steps giving access to the raised, grass-laid lawn which is perfect for outdoor activities. The garden is completed by wooden panel fencing.



The property benefits from proximity to nearby shops and amenities, with nearby Northfield town centre providing plenty of shopping opportunities. The property is also conveniently positioned for travel via road to Birmingham city centre, the M5 and M42 motorways, and beyond. Several well-regarded primary and secondary schools are also located nearby.

Details:

Hall

Lounge/Diner 13'11" x 12'6" (4.24m x 3.8m)

Kitchen 11'9" x 6'1" (3.58m x 1.85m)

Conservatory 9' x 12'6" (2.74m x 3.8m)

Storage 2'4" x 2'3" (0.7m x 0.69m)

Landing

Bedroom One 10'6" x 12'6" (3.2m x 3.8m)

Bedroom Two 8'9" x 12'6" (2.67m x 3.8m) Both Max

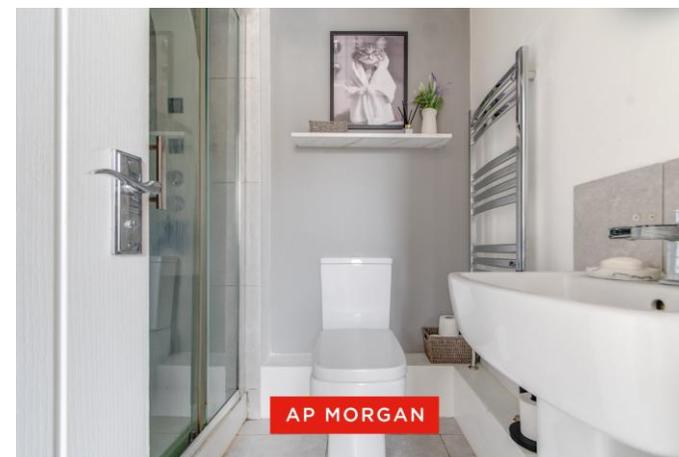
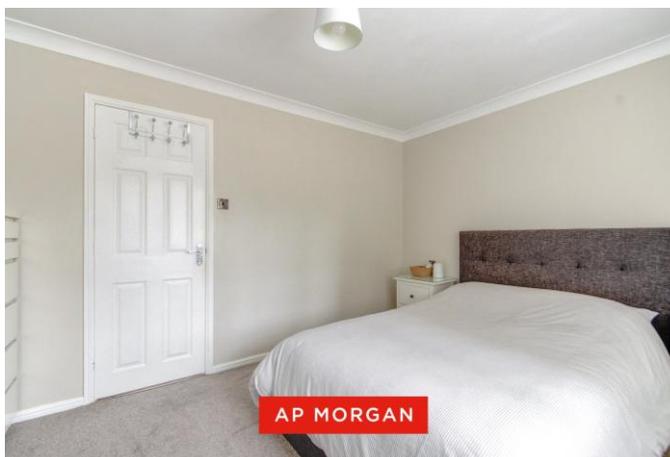
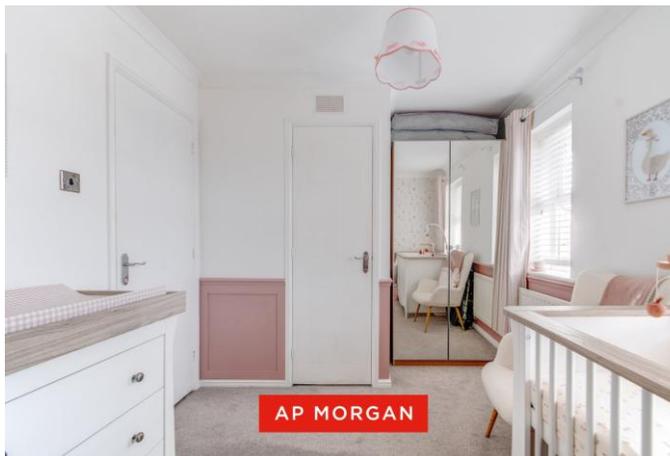
Shower Room 6' x 6'2" (1.83m x 1.88m)

EPC Rating: D

Council Tax Band: B (tbc by solicitors).

Tenure: Leasehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 0121 827 6827.



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Property to sell?

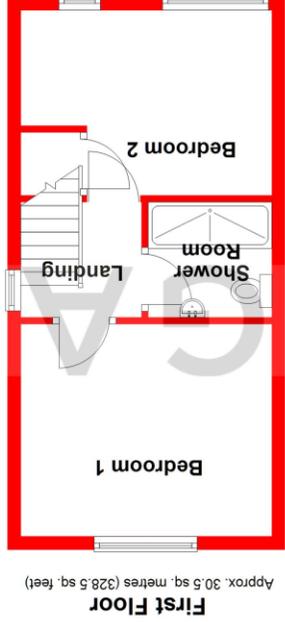
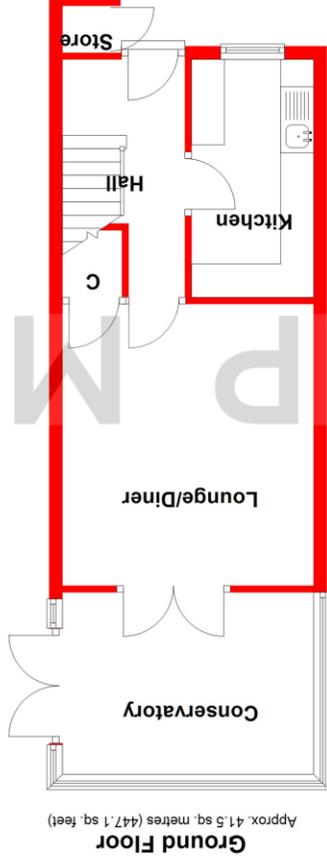
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Total area: approx. 72.1 sq. metres (775.6 sq. feet)

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Plan produced using PlanUp.

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