

AP MORGAN



Rainford Way, Birmingham
Asking Price £215,000

Features:

- Spacious lounge/diner
- Fitted kitchen
- Conservatory
- Three double bedrooms
- Plenty of storage
- Family bathroom
- Low maintenance rear garden
- Prime positioning for amenities

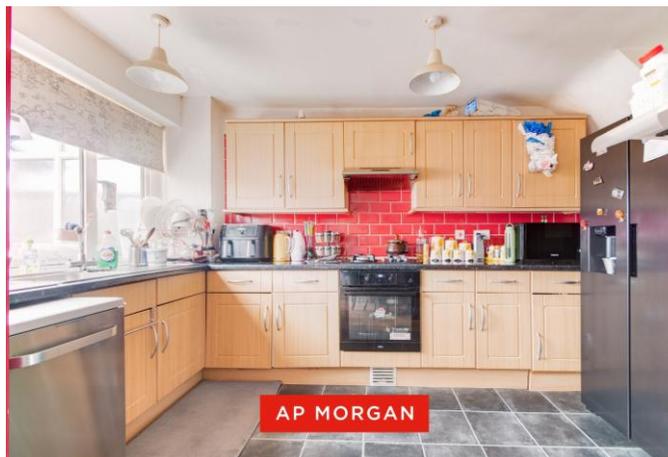
Description:

This well presented, three-bedroom, mid-terrace house in Birmingham presents a spacious lounge/diner, fitted kitchen, conservatory, three double bedrooms, plenty of storage, family bathroom, low-maintenance rear garden & is in prime position for amenities.

Approaching the property, there is a grass laid lawn giving room for planting with a paved path leading to the front door.

Entering the property to entrance hall, there is ample space for removing outdoor footwear with immediate access to the lounge/diner which boasts room for multiple suites, a large dining table, chairs and multiple integral cupboards. The kitchen presents plenty of counterspace with an integral electric oven, gas hob, sink with drain and additional space for freestanding appliances. The conservatory is accessed from the lounge/diner through a patio door and offers space for freestanding furniture, a storage area and rear garden access through a second patio door.

Ascending to the first floor, the landing presents Bedroom One, a large double looking to the front aspect with integral wardrobes, Bedroom Two is an additional double looking to the rear; Bedroom Three is the final double of the property also looking to the front aspect with an integral over stairs storage cupboard. The family bathroom is generously sized with a washbasin, WC, bath/shower and an integral storage cupboard. The first floor is completed by an integral cupboard accessed from the landing.



The rear garden is low maintenance and paved, perfect for outdoor furniture and entertaining. Additionally, there is a rear garage door allowing for off-street parking for multiple vehicles. The garden is bordered by wooden panel fencing.

Situated in Birmingham, approximately 2.7 miles from Longbridge town centre, this property is close to local schools and amenities such as supermarkets, shops, restaurants, and bars. Local public transport links are also nearby as well as the M42 allowing access to major road networks.

Details:

Entrance Hall

Lounge/Diner 25'7" x 10'4" (7.8m x 3.15m) Both Max

Kitchen 11'3" x 6'8" (3.43m x 2.03m) Both Max

Conservatory 10' x 16'6" (3.05m x 5.03m) Both Max

Storage

Landing

Bedroom One 12'6" x 10'10" (3.8m x 3.3m) Both Max

Bedroom Two 10'10" x 10'10" (3.3m x 3.3m) Both Max

Bedroom Three 9'7" x 6'8" (2.92m x 2.03m) Both Max

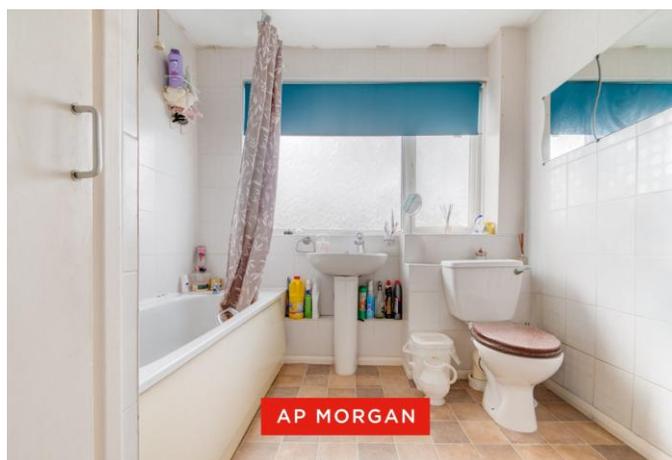
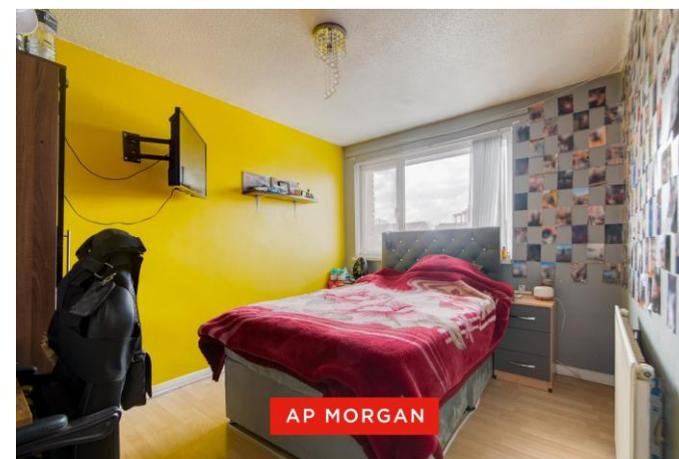
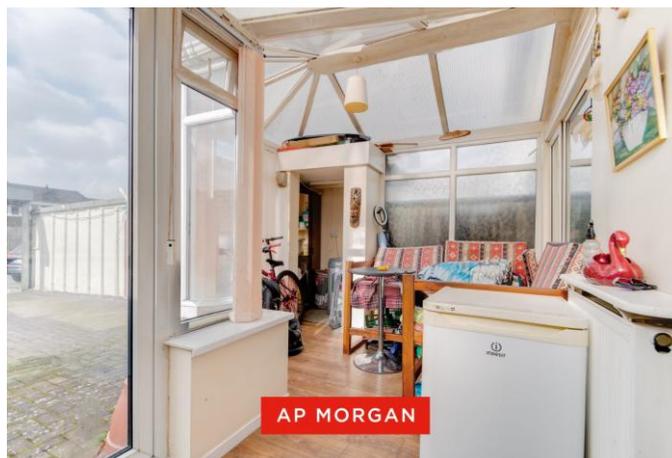
Bathroom 7'7" x 7'10" (2.3m x 2.4m) Both Max

EPC Rating: C

Council Tax Band: B (tbc by solicitors).

Tenure: Freehold (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?

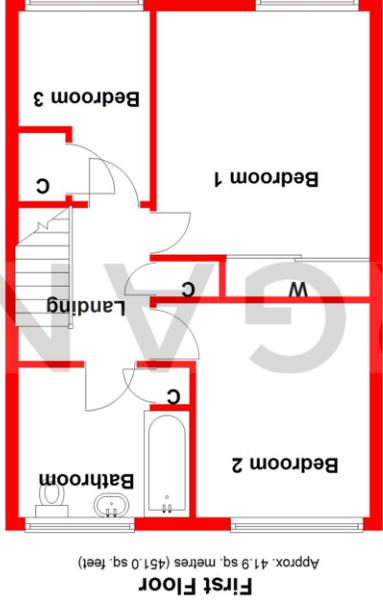
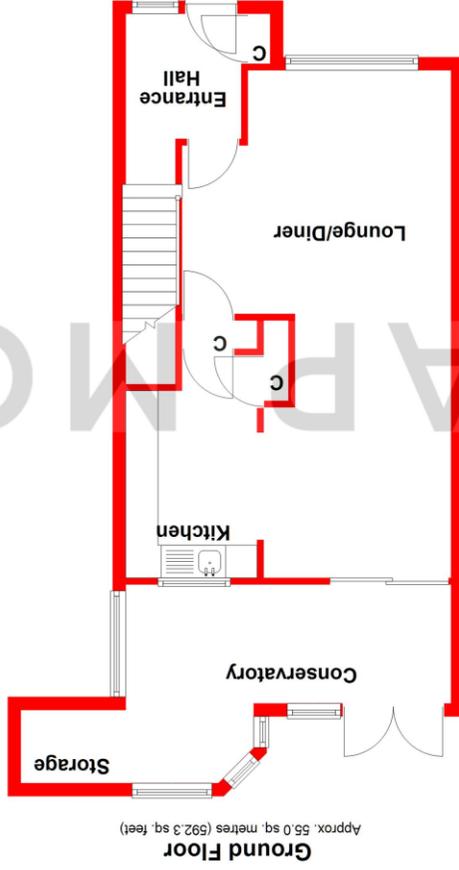
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Total area: approx. 96.9 sq. metres (1043.3 sq. feet)

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