

AP MORGAN



Blackwell Mews, Birmingham

Asking Price £410,000

Features:

- Beautifully presented, three-bedroom, detached home
- Perfect for large and growing families
- Three double bedrooms
- Spacious lounge
- Generously sized kitchen/diner
- Contemporary family bathroom
- En-suite shower room
- Plenty of storage
- Large & low maintenance rear garden
- Off-street parking
- Prime positioning for amenities

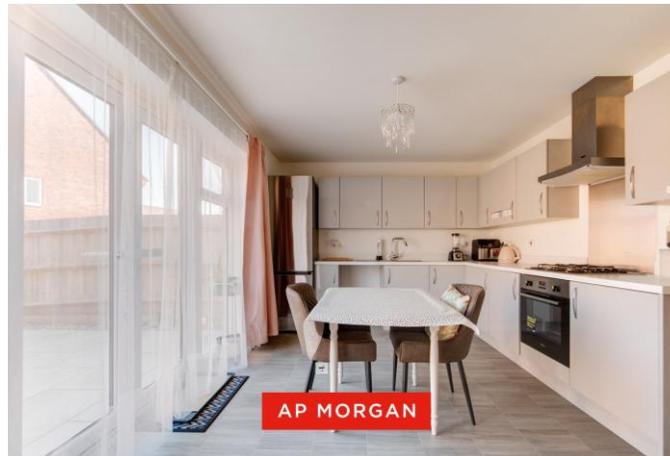
Description:

This beautifully presented, three-bedroom, detached home is perfect for large and growing families, presenting a spacious lounge, generously sized kitchen/diner, three double bedrooms, contemporary family bathroom, en-suite shower room, plenty of storage, a large and low maintenance rear garden, off-street parking and is well positioned for amenities.

Approaching the property, there is a tarmac drive offering space for parking multiple vehicles providing rear garden access and front access from the paved path. Additionally, a grass-laid lawn offers space for planting at the front of the property.

Entering to the hall, there is space for removing footwear and jackets while giving immediate access to the spacious lounge. There is space for multiple suites and freestanding furniture with views to the front garden. The kitchen/diner is generously sized offering plenty of counterspace and an integral sink with drain, electric oven, gas hob and space/plumbing for freestanding appliances alongside this is space for a dining table, chairs and rear garden access through double French doors. There is an integral under-stairs cupboard and additional counterspace offering further space/plumbing for appliances. The ground floor is completed by a secondary under-stairs cupboard.

Ascending to the first floor, the landing presents Bedroom One, a spacious double looking to the front aspect with ample room for freestanding furniture, an integral storage cupboard and an en-suite shower room presenting a washbasin, WC and shower. Bedroom Two is similarly a large double looking to the rear aspect and Bedroom Three is the final double also looking to the rear. The family bathroom is contemporary and presents a washbasin, WC and bath/shower.



The rear garden is paved and hosts a low-maintenance space for outdoor furniture and external storage. Additionally, there are planting areas along the perimeter and a border of wooden panel fencing.

Situated in Birmingham, this property is situated approximately 1.4 miles from Northfield Shopping Centre and Longbridge Retail Park with restaurants, shops, supermarkets and cafés within a short drive. It is a short drive to entertainment with Rubery Great Park a short drive offering the cinema, bowling and restaurants. There is access to local schooling and public transport links such as bus routes and train stations.

Details:

Hall

Lounge 15'5" x 11' (4.7m x 3.35m)

Kitchen/Diner 10'3" x 17'11" (3.12m x 5.46m) Both Max

Landing

Bedroom One 12' x 14'10" (3.66m x 4.52m) Both Max

En-suite Shower Room 5'7" x 8'4" (1.7m x 2.54m)

Bedroom Two 8'5" x 10' (2.57m x 3.05m) Both Max

Bedroom Three 10'3" x 8'1" (3.12m x 2.46m) Both Max

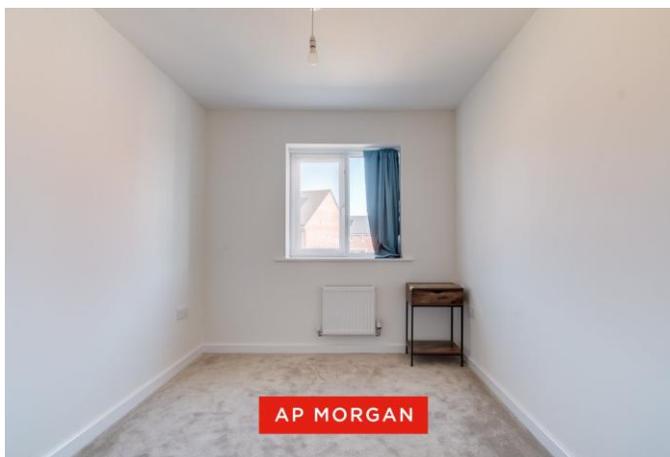
Bathroom 7'7" x 5'4" (2.3m x 1.63m)

EPC Rating: B

Council Tax Band: C (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?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

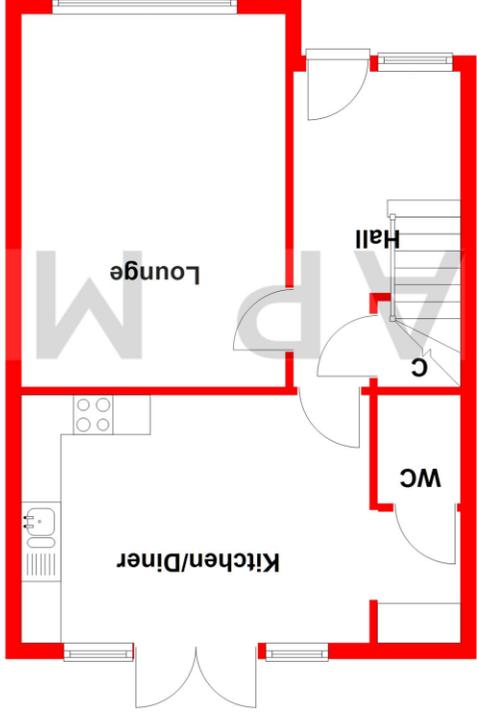
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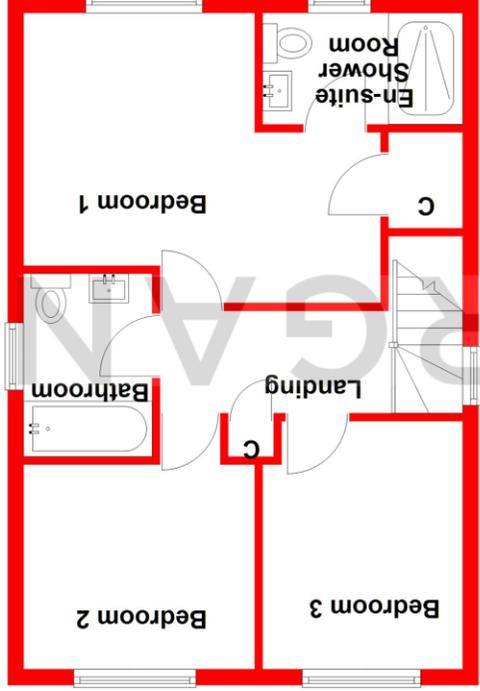
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Ground Floor
Approx. 42.5 sq. metres (458.0 sq. feet)



First Floor
Approx. 49.7 sq. metres (534.7 sq. feet)



Total area: approx. 92.2 sq. metres (992.7 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms, and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Plan produced using PlanUp.

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