

AP MORGAN

Pritchett Road, Birmingham
Asking Price £210,000

Features:

- Well presented, three bedroom, semi-detached home ready to move into
- Exciting opportunity for first time buyers
- Owned by multiple generations for 90 years
- Situated in a quiet cul-de-sac
- Newly fitted bathroom
- Lush and verdant garden filled with native plants
- Fixed historic subsidence issue
- Shared drive, off-street parking

Description:

A home with real history, ready for its next chapter.

For nearly 90 years, one family has called Pritchett Road home. That kind of loyalty to a property tells you something. Tucked away in a quiet cul-de-sac in Birmingham, If you are a first time buyer searching for something with genuine warmth and character, this could be the one.

The house itself is well presented throughout and ready to move into. A newly fitted bathroom, a lounge, a kitchen/diner and a useful conservatory/utility space on the ground floor make for a practical and comfortable layout. Upstairs there are three bedrooms and everything a growing household needs.

The garden is a real highlight, lush and well stocked with native plants that have matured beautifully over the years complete with a pond and separate seating area.

The location works hard for you too. Good local schools are within easy reach, making this a smart move for young families or those planning-ahead. The cul-de-sac setting keeps things quiet, while off-street parking via the shared drive adds everyday convenience.

Properties like this, with character, a great location and real move-in readiness, do not hang around. Get in touch with us today to arrange your viewing.



Details:

Hall

Lounge 13'4" x 12'11" (4.06m x 3.94m) Both Max

Kitchen/Diner 9'1" x 16'11" (2.77m x 5.16m) Both Max

Conservatory/Utility 5'1" x 7'7" (1.55m x 2.3m)

Landing

Bedroom One 12'5" x 11'3" (3.78m x 3.43m)

Bedroom Two 10'4" x 8'9" (3.15m x 2.67m)

Bedroom Three 6' x 7'7" (1.83m x 2.3m)

Family Bathroom 6'3" x 6' (1.9m x 1.83m)



EPC Rating: To be confirmed

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.

How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 0121 827 6827, or visit their website for more information: www.wisermortgageadvice.co.uk

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.

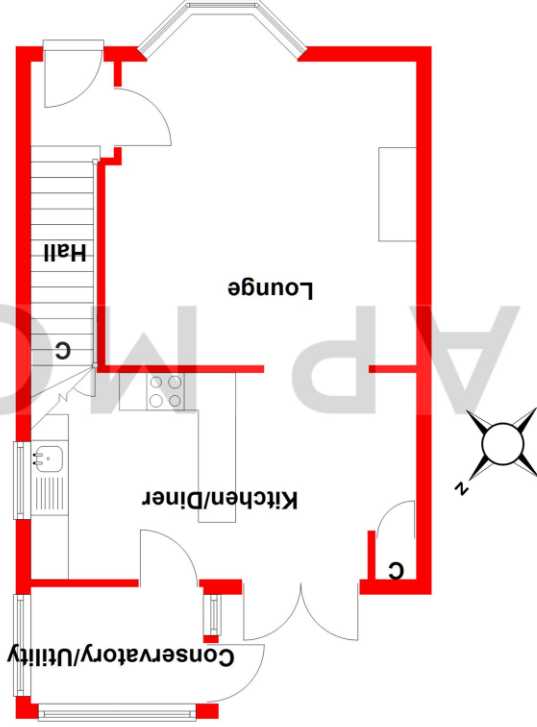
Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

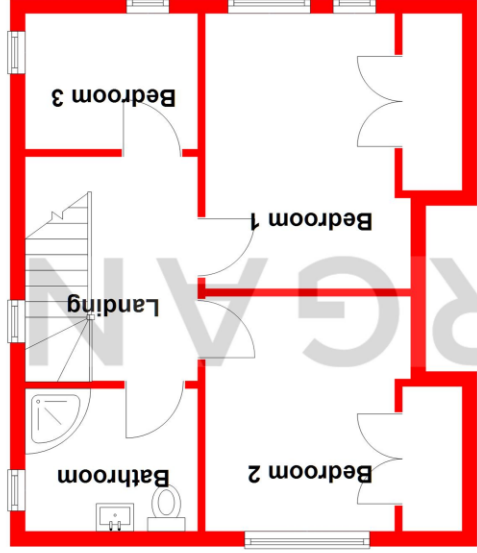
Identity Checks

Estate Agents are required by law to conduct anti-money laundering checks on all those buying a property. We have partnered with a third party supplier to undertake these who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £99 + VAT per buyer and this is a non-refundable fee. These charges cover the cost of obtaining relevant data, any manual checks and monitoring which might be required. This fee will need to be paid and the checks completed in advance of the issuing of a memorandum of sale on the property you would like to buy.

Ground Floor
Approx. 417 sq. metres (490 sq. feet)



First Floor
Approx. 355 sq. metres (3821 sq. feet)



Total area: approx. 77.2 sq. metres (831.1 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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