

AP MORGAN



Central Avenue, Birmingham
Asking Price £220,000

Features:

- Three-bedroom mid-terrace home, fully renovated throughout since 2016
- Full-length open-plan living room and kitchen/breakfast room
- Double french doors from the living room opening onto the rear garden
- Kitchen with integrated appliances and ample storage, updated again in 2022
- Two double bedrooms and one single bedroom
- Third bedroom currently used as a home office
- Family bathroom plus a separate WC
- Well-maintained rear garden with space for a fire pit
- Off-road parking for multiple vehicles
- Refreshed hallway and entrance (2022)
- Walking distance to Longbridge Shopping Park and Longbridge train station
- Excellent motorway links via the M5 and M42
- Close to the Lickey Hills and Clent Hills for walking and outdoor space

Description:

Nothing had been touched since the 70s. Then these owners got to work, and never really stopped.

Tucked away in Longbridge, this three-bedroom mid-terrace has been completely transformed by its current owners, who took on a property that hadn't been touched since the 1970s and turned it into a genuinely stylish, easy-living family home. With a full-length open-plan living and kitchen space, parking for multiple vehicles, and a well-kept rear garden, it's the kind of house that ticks every box without you having to compromise on any of them.

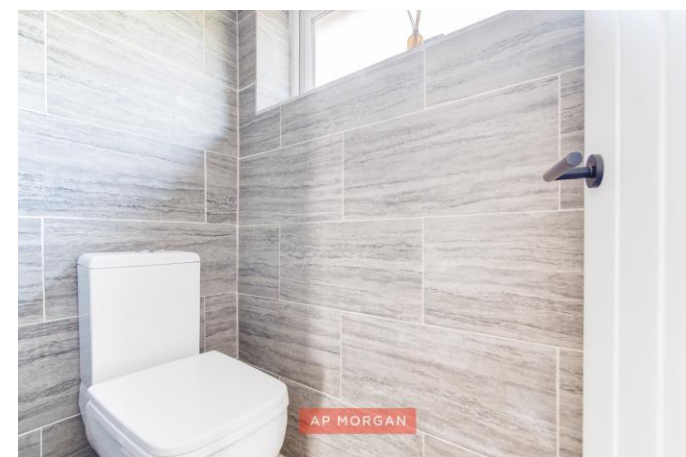
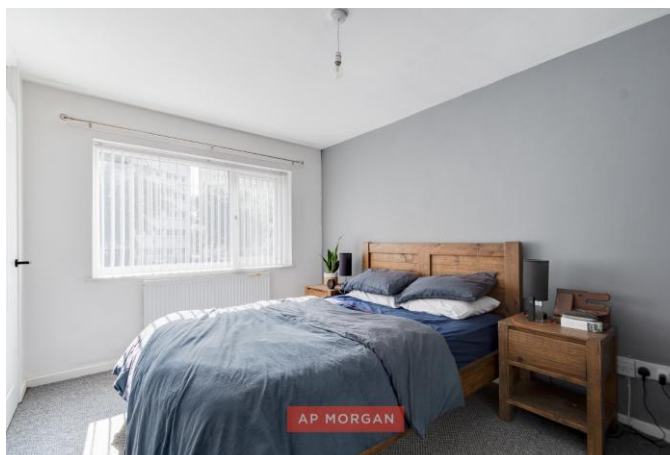
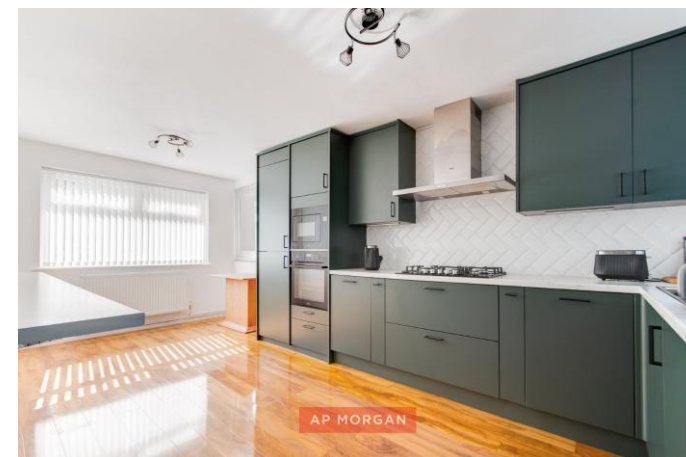
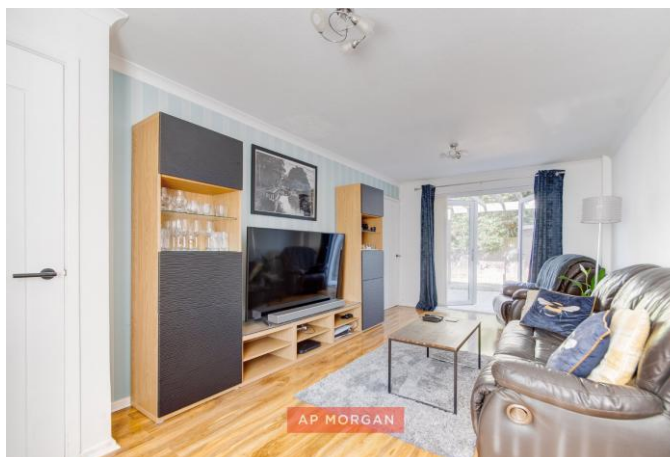
We asked them what made them buy it...

"It was the location close to the M5 and M42, which made commuting to Cheltenham for work really easy. But honestly, it was the open plan downstairs that sold it to us. The living room and kitchen run the full length of the house, so it feels so much bigger than you'd expect. We didn't even view any other properties. We just knew."

What about the house itself?

"The house was completely renovated in 2016 and 2017. When we bought it, nothing had been done since the 70s, so we started from scratch. The kitchen, the hallway, the entrance and the office were all redone again in 2022. It's been really nice knowing that we've done all the work ourselves. The bit I've never stopped loving is the downstairs layout, especially the double doors at the back of the living room. It's the room we spend the most time in, and people always comment on how open the whole space feels the moment they walk in."

Our agents say...



This is a home that has been genuinely cared for, and it shows. The open-plan living and kitchen area is the real showstopper here, with double doors opening straight out to the garden for proper indoor-outdoor living in the warmer months. The third bedroom doubles up brilliantly as a home office, the kitchen comes with integrated appliances throughout, and there's parking for multiple vehicles, which is not always easy to come by on roads like this. Add in a garden with space for a fire pit and you've got a home built for both quiet evenings and summer get-togethers.

Longbridge itself is a real draw too. You're within walking distance of Longbridge Shopping Park and the train station, with easy access to central Birmingham as well as the M5 and M42 for anyone commuting further afield. For downtime, the Lickey Hills and Clent Hills are a short drive or ride away, and Birmingham Brewing Company has just opened nearby for something a little different at the weekend.

This is a home that's perfect for a first-time buyer or a young family looking for a house that's already had all the hard work done for them. Get in touch today and let us show you around.

Details:
Hall

Living Room 18'11" x 10'1" (5.77m x 3.07m)

Kitchen/Breakfast Room 18'10" x 12' (5.74m x 3.66m)

Landing

Bedroom One 13'1" x 9' (4m x 2.74m)

Bedroom Two 9'8" x 10'4" (2.95m x 3.15m)

Bedroom Three 8'11" x 7'3" (2.72m x 2.2m)

Bathroom 5'5" x 5'11" (1.65m x 1.8m)

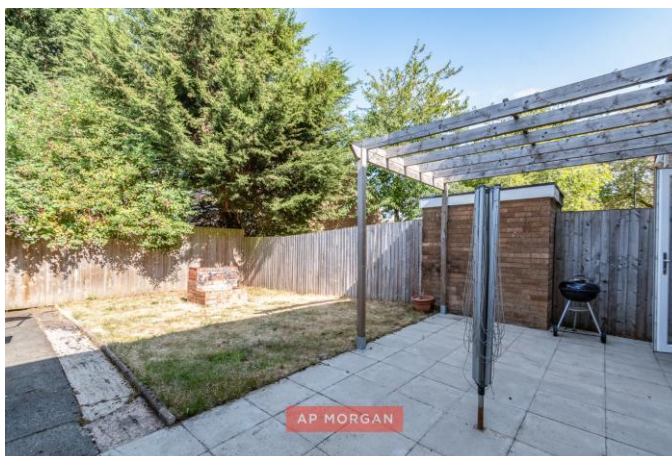
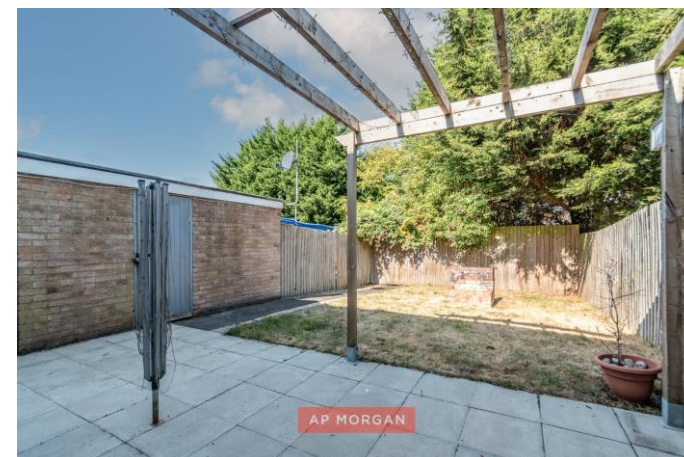
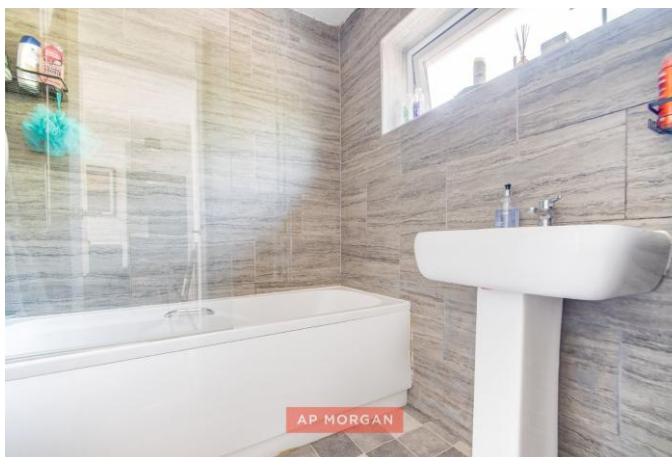
WC 2'6" x 4'9" (0.76m x 1.45m)

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 Wisser 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.wissermortgageadvice.co.uk

Property to sell?

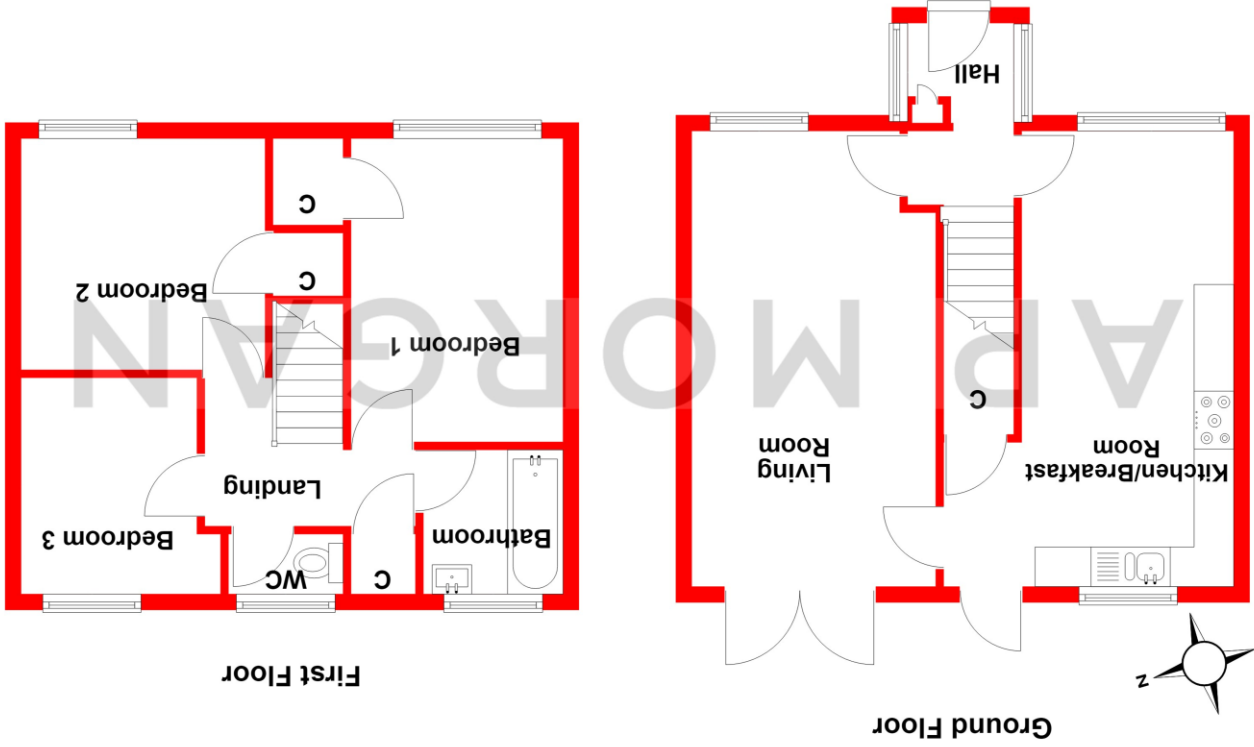
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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



Total area: approx. 80.4 sq. metres (865.1 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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