

AP MORGAN



High Street, Shirley
Asking Price £325,000

Features:

- Three Bedroom Semi-Detached Home
- In Need of Modernisation Throughout
- Spacious Through Lounge/Dining Room
- Extended Fitted Kitchen
- Integral Garage Offering Further Potential
- Large Private Driveway Providing Ample Parking
- Landscaped Rear Garden with Patio Area
- Convenient Location Close to Amenities & Transport Links

Description:

Situated on a popular residential road is this three-bedroom semi-detached home offering excellent potential for modernisation and improvement. Benefiting from a spacious through lounge/dining room, an extended kitchen, integral garage and a generous rear garden, this property presents an exciting opportunity for buyers looking to create a home tailored to their own tastes and requirements. Conveniently located close to local shops, amenities and transport links, the property is ideally suited to families, first-time buyers and investors alike.

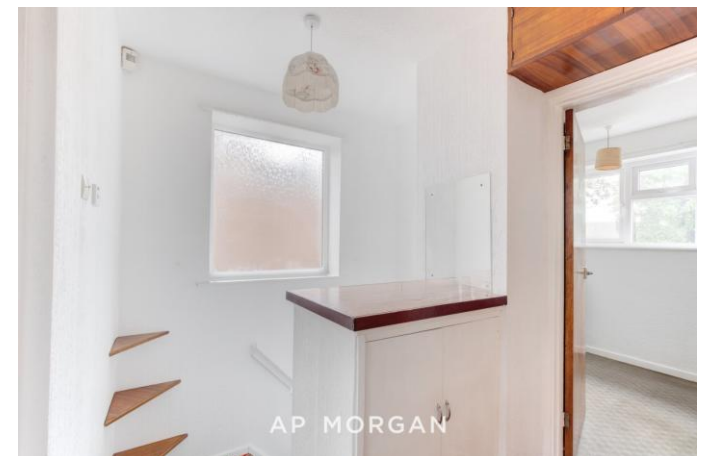
Approach

The property is set back from the road behind a large private driveway providing ample off-road parking and leading to the integral garage. A porch gives access to the front door and welcoming entrance hall.

Accommodation

Once inside, the interior briefly comprises: entrance porch, hallway with useful storage cupboard, spacious through lounge/dining room extending the full depth of the property, fitted kitchen with pantry cupboard and access to the rear garden, together with an integral garage offering further storage or potential for conversion (subject to the necessary consents).

To the first floor are three well-proportioned bedrooms, including two generous doubles and a comfortable single bedroom, all served by a family bathroom with additional built-in storage cupboards off the landing.



Outside

Moving outside, the property enjoys a well-maintained landscaped rear garden with patio area, providing an excellent space for outdoor dining, entertaining and family enjoyment. The property is close to eateries, shops and everyday amenities and is conveniently placed for easy access to local transport links and road networks.

Details:

Porch

Hall

Lounge/Dining Room 22'8" x 14'11" (6.9m x 4.55m) Both Max

Kitchen 15'9" x 7'9" (4.8m x 2.36m)

Landing

Bedroom 1 11'2" x 10'6" (3.4m x 3.2m)

Bedroom 2 11'3" x 10'6" (3.43m x 3.2m)

Bedroom 3 7'10" x 6'11" (2.4m x 2.1m)

Bathroom 7'10" x 5'8" (2.4m x 1.73m)

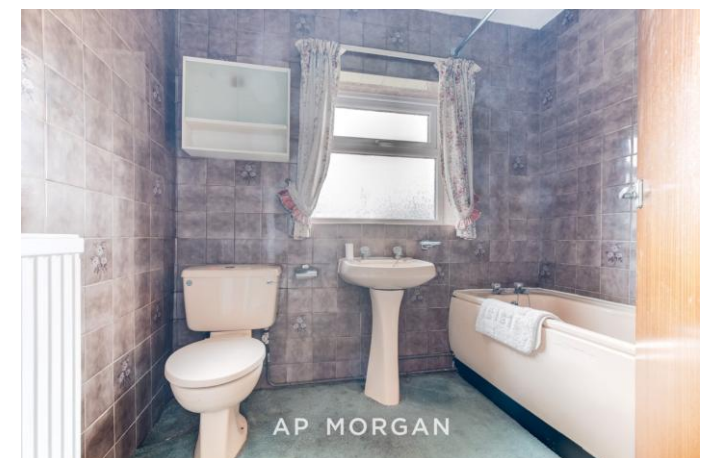
Garage 17'2" x 7'11" (5.23m x 2.41m)

EPC Rating: To be confirmed

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 817 8585.



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Property to sell?

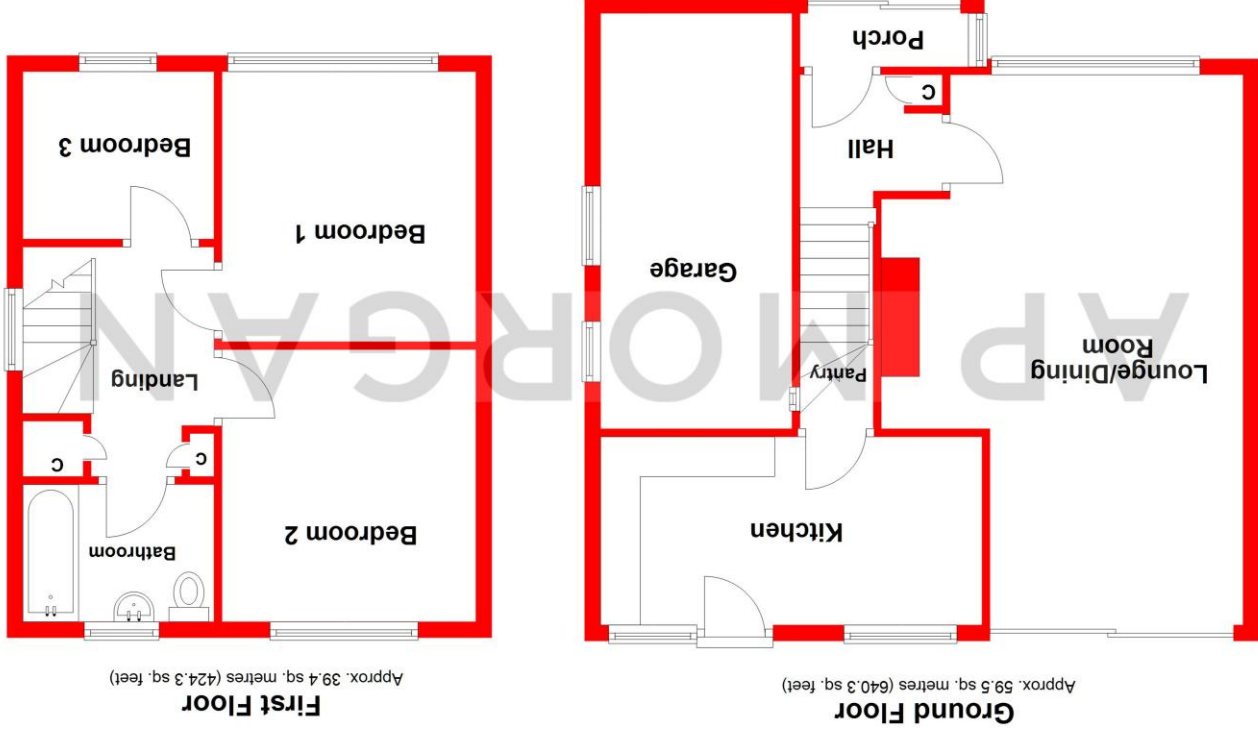
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Ground Floor
Approx. 59.5 sq. metres (640.3 sq. feet)

First Floor
Approx. 39.4 sq. metres (424.3 sq. feet)

Total area: approx. 98.9 sq. metres (1064.6 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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