

AP MORGAN



Robin Hood Lane, Hall Green, Birmingham
Fixed Price £385,000

Features:

- Spacious Three Bedroom Semi-Detached Property
- Presented in Great Condition Throughout
- Bright Rear Conservatory Overlooking The Garden
- Two Generous Reception Rooms
- Fitted Kitchen with Access to Lean-To
- Tandem Garage with Private Driveway Parking
- Large Easily Maintained Rear Garden
- Convenient Location Close to Shops & Transport Links

Description:

Situated in a popular and convenient location is this great condition and spacious three bedroom semi-detached property, offering well-proportioned living accommodation throughout. The home benefits from a bright conservatory to the rear, multiple reception spaces and an integral garage, making it ideal for families seeking flexible living space.

Approach

The property is approached via a private driveway providing off-road parking and leading to a tandem garage. The home is set back from the road and benefits from an enclosed porch providing access into the main entrance hall.

Accommodation

Once inside, the interior briefly comprises: a welcoming entrance hall with stairs rising to the first floor and access to a useful storage cupboard. To the front of the property is a spacious dining room with bay window, while to the rear is a comfortable living room which opens through to the bright conservatory overlooking the garden. The fitted kitchen offers a range of wall and base units with access to the side lean-to area, providing additional storage and practical space. The ground floor also benefits from internal access to the tandem garage.

To the first floor, the landing leads to three well-proportioned bedrooms. Bedroom One is a generous principal bedroom positioned to the front of the property, as well as Bedroom Three however Bedroom Two overlooks the rear. The accommodation is served by a modern Bathroom with separate shower cubicle and separate WC.



Outside

Moving outside, the property enjoys a large, easily maintained rear garden, providing an ideal space for outdoor seating, entertaining and family use. The garden also benefits from access to the lean-to area, offering additional storage and practicality.

Location

The property is conveniently located close to a variety of local shops, amenities and everyday conveniences. It is also well placed for access to transport links, providing easy connections to surrounding areas and making it ideal for commuters.

Details:

Porch 6'7" x 4'5" (2m x 1.35m)

Hall

Dining Room 16'1" x 11'2" (4.9m x 3.4m) Both Max

Living Room 13'11" x 12' (4.24m x 3.66m) Both Max

Kitchen 13'3" x 10'3" (4.04m x 3.12m) Both Max

Conservatory 11'10" x 7'10" (3.6m x 2.4m)

Lean-To 16'7" x 3'5" (5.05m x 1.04m)

Landing

Bedroom 1 15'2" x 11'2" (4.62m x 3.4m) Both Max

Bedroom 2 14'2" x 10'3" (4.32m x 3.12m)

Bedroom 3 13'1" x 10'1" (4m x 3.07m) Both Max

Shower Room 8'10" x 6'7" (2.7m x 2m)

Separate WC

Garage 15'11" x 2.48 (4.85m x 2.48)



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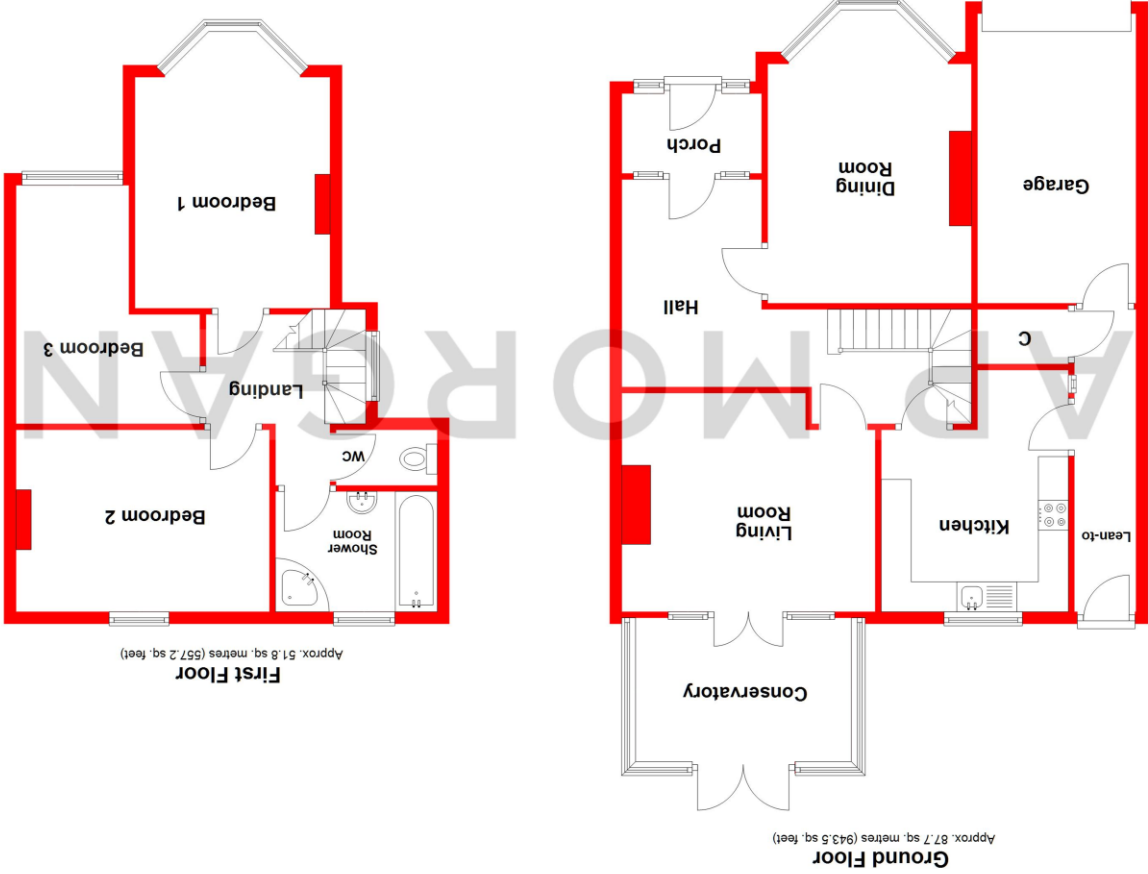
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Total area: approx. 139.4 sq. metres (1500.7 sq. feet)

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