

AP MORGAN



Gresham Road, Birmingham
Asking Price £600,000

Features:

- Extended Four Bedroom Semi-Detached Home
- Multiple Spacious Reception Rooms
- Modern Kitchen/Dining Room
- Separate Study / Home Office
- Utility Room & Two Ground Floor WC's
- Principal Bedroom with En-Suite
- Large Driveway & Detached Garage
- Substantial Landscaped Rear Gardens

Description:

Situated in a popular residential location, this well-presented and extended four-bedroom semi-detached home offers generous and versatile living accommodation, featuring multiple spacious reception areas ideal for modern family living.

Approach

The property is approached via a spacious private driveway, providing off-road parking for multiple vehicles and leading to a detached garage, creating an impressive first impression.

Accommodation

Once inside, the interior briefly comprises: a welcoming entrance Hall, a bright Living Room and separate Sitting Room, along with a substantial Family Room offering additional living space. There is a modern Kitchen/Dining Room, perfect for entertaining, complemented by a useful Utility Room and two ground floor WC's. The property also benefits from a dedicated Study, ideal for home working.

To the first floor, the Landing provides access to four well-proportioned Bedrooms, including a spacious principal suite with en-suite shower room, alongside a contemporary family Bathroom.

Outside

Moving outside, the property enjoys substantial, well-maintained and landscaped rear garden areas, providing an excellent space for outdoor entertaining and family use.



Location

The property is conveniently located close to local eateries, shops and everyday amenities. It also offers excellent access to transport links, including the motorway network, the NEC, Birmingham International Train Station and Birmingham Airport, making it ideal for commuters.

Details:

Entrance Hallway

Living Room 16'4" x 11'8" (4.98m x 3.56m)

Sitting Room 17'7" x 12' (5.36m x 3.66m) Both Max

Kitchen/Dining Room 19'9" x 18'3" (6.02m x 5.56m) Both Max

Utility Room 8'6" x 8' (2.6m x 2.44m)

Study 7'9" x 7'5" (2.36m x 2.26m)

Downstairs WC x2

Landing

Bedroom 1 22'5" x 14'2" (6.83m x 4.32m) Both Max

Ensuite Shower Room

Bedroom 2 17'6" x 11'9" (5.33m x 3.58m)

Bedroom 3 16'3" x 11'9" (4.95m x 3.58m)

Bedroom 4 9'10" x 9'10" (3m x 3m)

Bathroom

EPC Rating: D

Council Tax Band: E (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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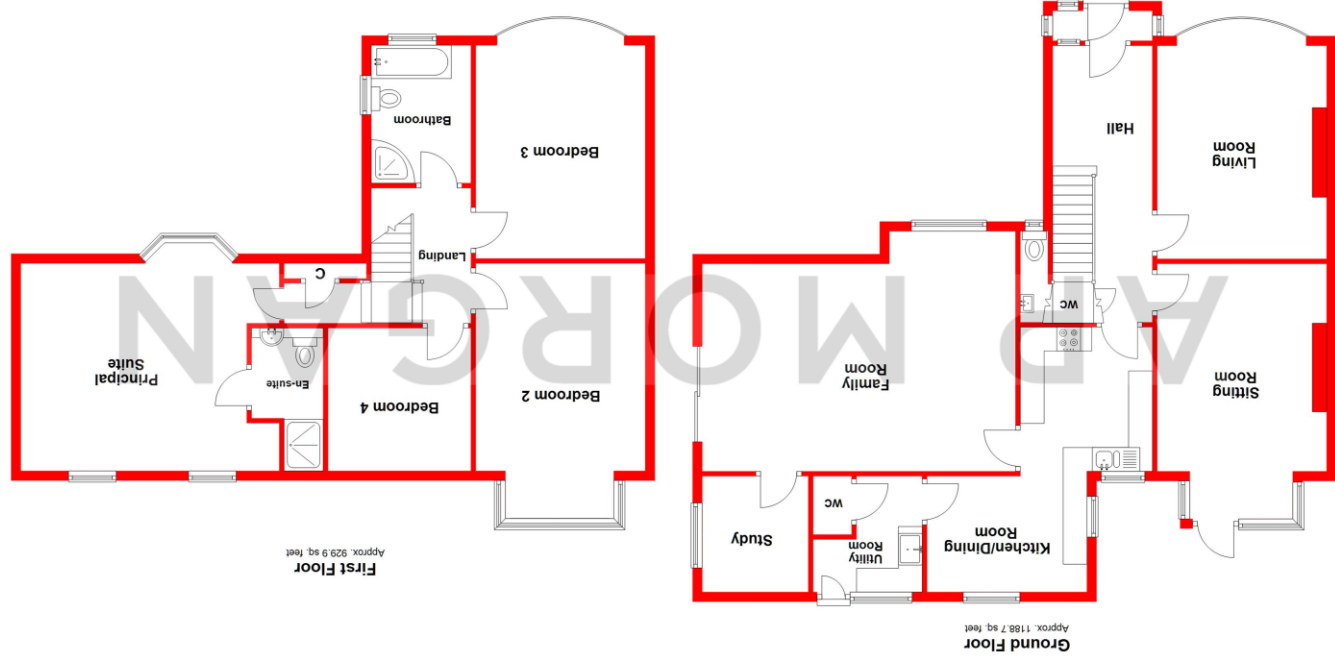
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