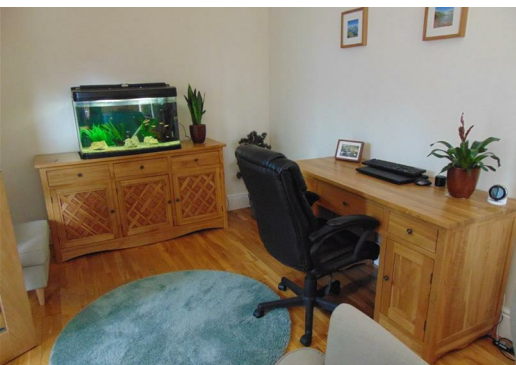




Douay Road, Erdington

Birmingham, West Midlands, B24 0BA

Offers In The Region Of £265,000



NEWTON FALLOWELL are pleased to market this well presented family home opportunity, situated in a sought after location. Walking distance to local amenities, schools and transport links to Birmingham and other surrounding locations. The property comprises of an entrance hallway, front reception room, open lounge/diner, modern family kitchen. The property benefit a large rear garden, double glazing and a driveway. Viewings are highly recommended.

Hallway

having a large space leading to all upstairs rooms

Lounge

20'06 x 12'07 (6.25m x 3.84m)

Having a real wood flooring, large French doors leading to the rear and a real wood burner.

Dinning room

13'03 x 9'10 (4.04m x 3.00m)

Having large double glazed bay window, central heating radiator and real wood flooring.

Kitchen

20'07 x 8'08 (6.27m x 2.64m)

Having a built in microwave and a double oven, gas hob, double sink and drainer with mixer tap, built in fridge freezer, ample cupboard space, large double glazed window to the rear.

Utility

19'07 x 4'03 (5.97m x 1.30m)

Bedroom One

12'02 x 11'05 (3.71m x 3.48m)

having a full length fitted wardrobes, large double glazed window to the front, central heating radiator and a built in storage cupboard.

Bedroom Two

12'00 x 10'02 (3.66m x 3.10m)

Having a fitted wardrobes, large double glazed window to the rear and a central heating radiator.

Bedroom Three

8'05 x 7'02 (2.57m x 2.18m)

Having a large double glazed window to the rear and a central heating radiator.

Family Bathroom

5'00 x 7'03 (1.52m x 2.21m)

Having a boxed in bath with a shower over with mixer tap, hand wash basin, heated towel rail, two double glazed windows to the front and side.

Separate WC

Having a low level WC, central heating radiator and a double glazed window to the side.

Outside the property

Having a double garage to rear of the garden.

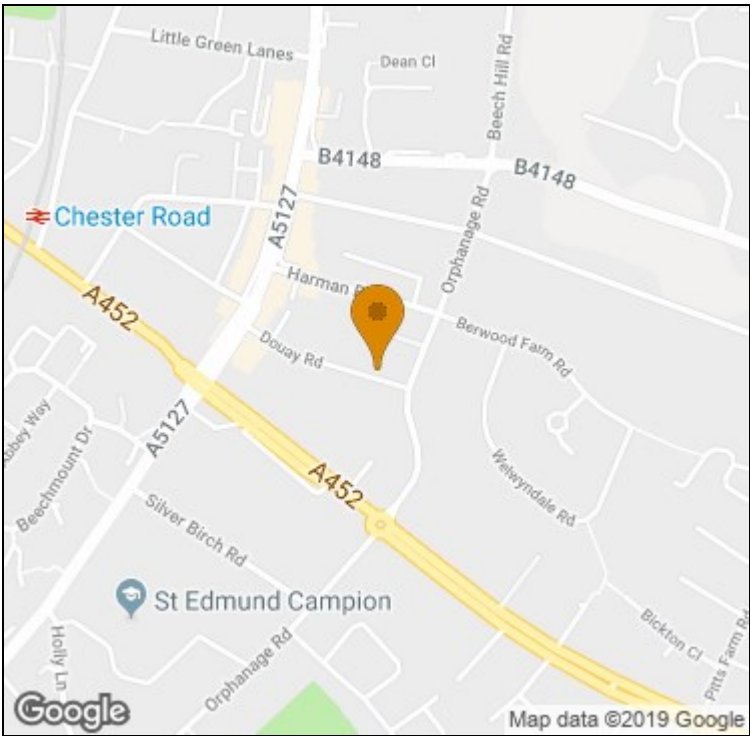
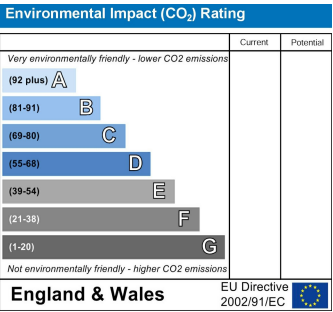
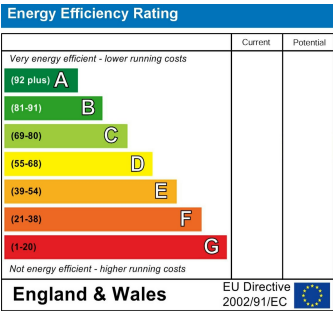
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Draft Details

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