

Cottons

CHARTERED SURVEYORS

18 County Close, Woodgate,
Birmingham, B32 3SZ

Offers in Excess of £150,000



- Three Storey Mid Terrace Home
- Three Bedrooms
- Conservatory
- EPC Rating: C(73)
- Integral Garage
- Block Paved Driveway

Cavendish House, 359 - 361 Hagley Road Edgbaston, Birmingham, B17 8DL
Tel: 0121 247 4747 Email: sales@cottons.co.uk
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An excellent THREE STOREY, THREE BEDROOM terrace home with GARAGE, CONSERVATORY and 2X WCs. Being well maintained by the current owners, viewings are VITAL to appreciate size and accommodation on offer. Benefiting from uPVC double glazing and combi gas central heating, this ideal first time purchase, family home or buy to let investment comprises; block paved driveway, hallway and integral garage. To the first floor; hallway, living room, conservatory, kitchen and to the second floor three bedrooms and re-fitted shower room. To the rear an easy maintenance garden. Offered with SHORT UPWARD CHAIN. EPC Rating: C(73)

Property Tenure
Freehold

Council Tax Band
B

ACCOMMODATION

Location
The property is situated with a residential estate in Woodgate, in the suburbs of West Birmingham, conveniently located; Circa. 5.7 miles from Birmingham City Centre. -Circa. 2.5 miles from Harborne High Street. - Circa. 2.7 miles from Queen Elizabeth Hospital. -Circa. 250 metres from a path leading into Woodgate Valley Country Park.

Description
A three storey mid-terrace home of non-traditional construction (Birmingham low rise) circa. 1950s/60s which has been well maintained by our clients during their ownership. The property benefits from combi gas central heating and uPVC double glazing.

Accommodation
Please refer to the floor plan for room measurements.

Ground Floor
Porch, hallway, built in garage.

First Floor
Stairs and landing/hallway, living room, conservatory, spacious kitchen diner and W.C.

Second Floor
Stairs and landing, bedroom one (double), bedroom two (double), bedroom three (single) and re-fitted shower room with W.C.

Outside
To the front is a block paved driveway and the rear an easy maintenance garden with brick built store.



Fixtures and Fittings: All fixtures and fittings mentioned in these particulars of sale are included in the asking price. All others are specifically excluded, but some items may be available by separate negotiation.

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The Property Ombudsman

18 County Close

Approximate Gross Internal Area
(Including Garage)
124.8 sq m / 1343 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale.
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