

Cottons

CHARTERED SURVEYORS

20 Cookes Croft, Northfield,
Birmingham, B31 3XR

£219,950



- Two bedrooms
- Private Rear Garden
- UPVC Double Glazing
- Kitchen/Diner
- Gas Fired Central Heating
- EPC Rating: C / Council Tax Band B

Cavendish House, 359 - 361 Hagley Road Edgbaston, Birmingham, B17 8DL
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Cottons are delighted to offer a two bedroomed semi detached property, with an entrance lobby, lounge, kitchen / diner and private rear gardens. In addition to this the property has double glazing, gas fired central heating and plenty of off road parking. EPC Rating: C Council tax band B. The property is Freehold. Call 0121 247 4747 to book your viewing today!

Property Tenure

Freehold

Council Tax Band

B

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.

ACCOMMODATION

Entrance Lobby

This area has stairs rising to the first floor accommodation and a door leading to the lounge and the remainder of the ground floor accommodation.

Lounge 14' 3" x 10' 3" (4.34m x 3.12m)

Double glazed window to front over looking the cul-de-sac, electric fire, wall mounted gas central heating radiator and a door to leading into the breakfast kitchen.

Kitchen/Breakfast Room 13' 4" x 8' 10" (4.06m x 2.68m)

With a Double glazed obscure door to side. The kitchen area has matching modern wall and base units with roll top work surface over, stainless steel sink and drainer with mixer tap over, integral cooker and hob, understairs storage cupboard, part tiled walls.

First Floor Landing

With a ceiling mounted light point, loft hatch (loft not inspected) and a double glazed window to the side aspect. Doors from the landing lead off to the bedrooms and bathroom W.C.

Bedroom One (Front) 11' 9" x 13' 3" (3.58m x 4.05m)

With two double glazed windows to front, a ceiling mounted light point, and gas central heating radiator, built in store cupboard

Bedroom Two (Rear) 11' 4" x 6' 6" (3.45m x 1.99m)

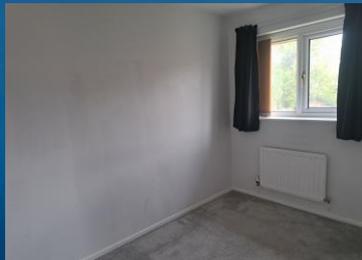
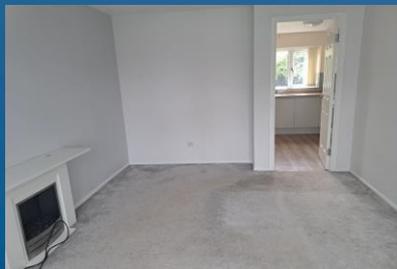
With a double glazed window over-looking the rear garden and gas central heating radiator.

Bathroom W.C. 6' 2" x 6' 6" (1.88m x 1.98m)

With an opaque double glazed window to rear, side panel bath with shower over, wash hand basin, low level wc, part tiled walls and a gas central heating radiator.

Rear Garden

The Rear garden has a paved patio area to fore, with the garden being mainly laid to lawn, the patio extends to a footpath leading onto a pedestrian gate to side giving access. The garden is planted with various mature bushes and shrubs and is finished with timber fenced boundaries.



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