

Cradley Croft | B21 8HP

£205,000

VIRDEE 

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Virdee Estates are proud to present For Sale this immaculate three bedroom end of terrace property. Comprising of having a hallway, reception room, lounge, fitted kitchen, ground floor W.C, first floor W.C, and first floor bathroom. Further benefiting from having gas central heating, double glazing, utility area, front and rear gardens. Offered Freehold. EPC Rating: D66



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Approach

Lawn area to front and side, slab paving with steps leading up to upvc front door.

Hallway

Having a ceiling light point, stairs leading to the first floor, vinyl flooring, obscure double glazed windows to the front and side elevations.

Reception Room

5.98m x 3.39m

Having two ceiling light points, panelled radiator, a upvc slide door leading to the lounge, fitted carpet and a double glazed window to the front elevation.

Lounge

4.18m x 2.56m

Having a ceiling light point, panelled radiator, laminate flooring and a upvc door leading to the rear garden.

Kitchen

6.05m x 3.56m Max

Having two ceiling light points, panelled radiator, wall and base units, stainless steel sink with mixer tap over, ceramic splash back wall tiles, vinyl flooring, upvc door leading to the utility area, double glazed windows to the front and rear elevations.

Utility Area

4.08m x 3.54m

Having a ceiling light point, panelled radiator, tiled flooring, a upvc door leading to the rear garden and a double glazed window to the rear elevation.

Ground Floor W.C.

1.20m x 1.23m

Having a ceiling light point, hand wash basin, tiled flooring and an obscure double glazed window to the rear elevation.

First Floor

Landing

Having a ceiling light point and fitted carpet.

Bathroom

1.51m x 1.60m

Having a ceiling light point, hand wash basin with mixer tap over, bathtub with mixer tap over, ceramic splash back wall tiles, vinyl flooring and an obscure double glazed window to the rear elevation.

First Floor W.C.

0.79m x 1.44m

Having a ceiling light point, ceramic splash back wall tiles, tiled flooring and an obscure double glazed window to the rear elevation.

Bedroom

3.13m Min x 3.38m Min

Having a ceiling light point, panelled radiator, vinyl flooring and a double glazed window to the front elevation.

Bedroom

2.81m x 2.45m

Having a ceiling light point, panelled radiator, fitted carpet and a double glazed window to the rear elevation.

Bedroom

3.98m x 2.66m

Having a ceiling light point, panelled radiator, fitted carpet and a double glazed window to the front elevation.

Garden

Generous sized garden with mostly lawned area.

Tenure

The property is Freehold.

The Agent has not checked the legal documents to verify the Freehold status of the property. The buyer is advised to obtain verification from their Solicitor or Surveyor.

Services

All mains services are understood to be available and connected.

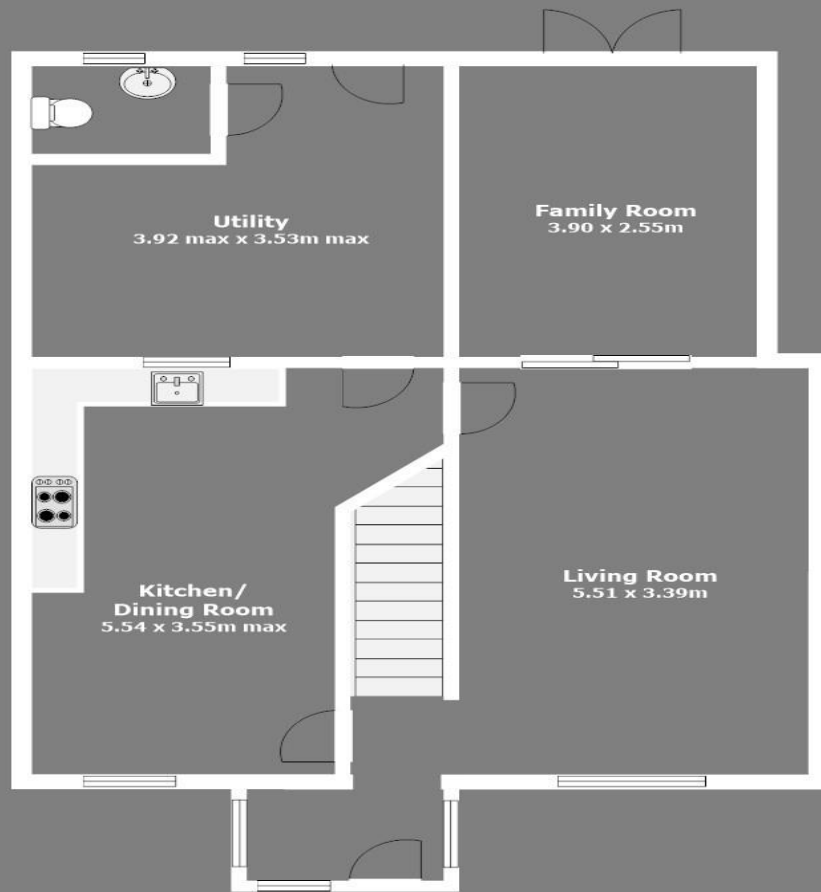
Fixtures and Fittings

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.

THINKING OF SELLING OR LETTING YOUR HOME

Virdee Estates would be delighted to carry out a FREE market appraisal of your property.

CALL NOW ON 0121 554 0330



Floor Plan Disclaimer: This floor plan is provided as a guide to room layout only, and is not to scale. All measurements and floor plan details are for information purposes only, and do not form any part of offer or contract. We make no warranties or representations, express or implied, as to the accuracy of this rendering. Independent property size verification is recommended.

This floor plan was provided by www.EPCfloorplanBirmingham.co.uk

IMPORTANT NOTICE:

In accordance with the property misdescriptions act 1991 these details, photographs and floor plans have been prepared in good faith and as a general guide not a statement of fact. Neither do they constitute part of an offer or contract. We have not carried out a survey and the services, appliances and specific fittings have not been tested. Measurements are approximate. We would recommend if there are any particular points that concern you these should be checked with a member of staff, especially if travelling some distance, before you leave to view a property.

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