

AP MORGAN



Groveley Lane, Birmingham
Offers in excess of £275,000

Features:

- Well-presented and spacious semi-detached house
- Three bedrooms
- Spacious lounge/diner
- Extended kitchen
- Family bathroom
- Lovely rear garden
- Driveway and garage
- EPC- D

Description:

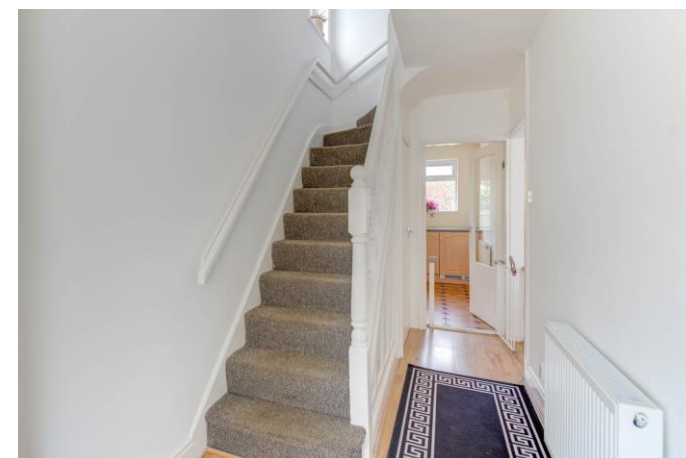
This spacious and well-presented, three-bedroom semi-detached house is situated on a highly sought after road in Longbridge, Birmingham. The ideal family home with plenty of living space and local amenities including shops, schools and parks conveniently located nearby.

Upon approach to the property there is a multi-car driveway which also provides access to the attached single car garage. There is also a side gate for ease of access into the garden.

Moving inside, the property briefly comprises of a welcoming entrance porch and hallway with understairs storage cupboard; spacious and open plan lounge/diner with double patio doors at the rear for access into the garden; extended kitchen/breakfast bar with integrated fridge/freezer, oven, microwave and hob as well as a rear door leading into the garden; first floor landing; two double bedrooms; one good sized single bedroom; finally, a family bathroom with bath and shower mixer.

The lovely rear garden is a very good size and has been well maintained comprising of a spacious patio area perfect for outdoor furnishings and a large lawn with raised gravel border running along the left side fencing. There is also a large shed at the rear of the garden accessed via a secure gate which can be used for additional storage space.

The property benefits from proximity to Longbridge train station. Nearby Longbridge town centre features a wide range of local amenities and shops. The property is also conveniently positioned for travel via road to Birmingham city centre, the M5 and M42 motorways, and beyond. Several well-regarded primary and secondary schools are also located nearby.



Details:

Porch

Hallway

Lounge/Diner 23'10" x 10'11" (7.26m x 3.33m)

Kitchen/Breakfast room 17'1" x 9'3" (5.2m x 2.82m)

Landing

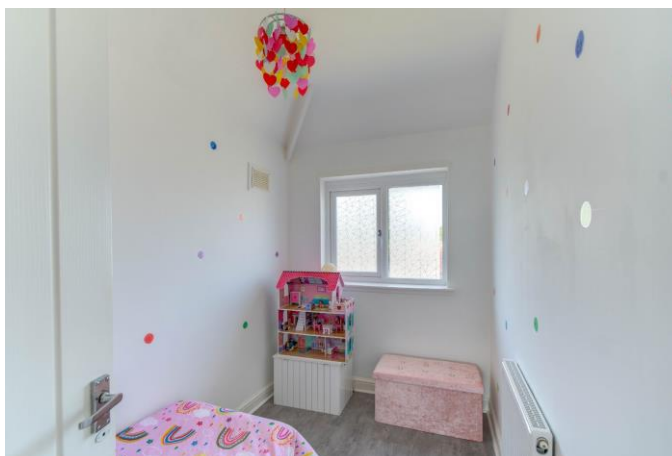
Bedroom One 12'5" (3.78) x 10'11" (3.33) (into bay)

Bedroom Two 12'6" x 10'10" (3.8m x 3.3m)

Bedroom Three 9'5" x 5'11" (2.87m x 1.8m)

Bathroom 7'8" x 5'9" (2.34m x 1.75m)

Garage 13'8" x 10'5" (4.17m x 3.18m)



EPC Rating: D

Council Tax Band: B (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 0121 827 6827.

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Property to sell?

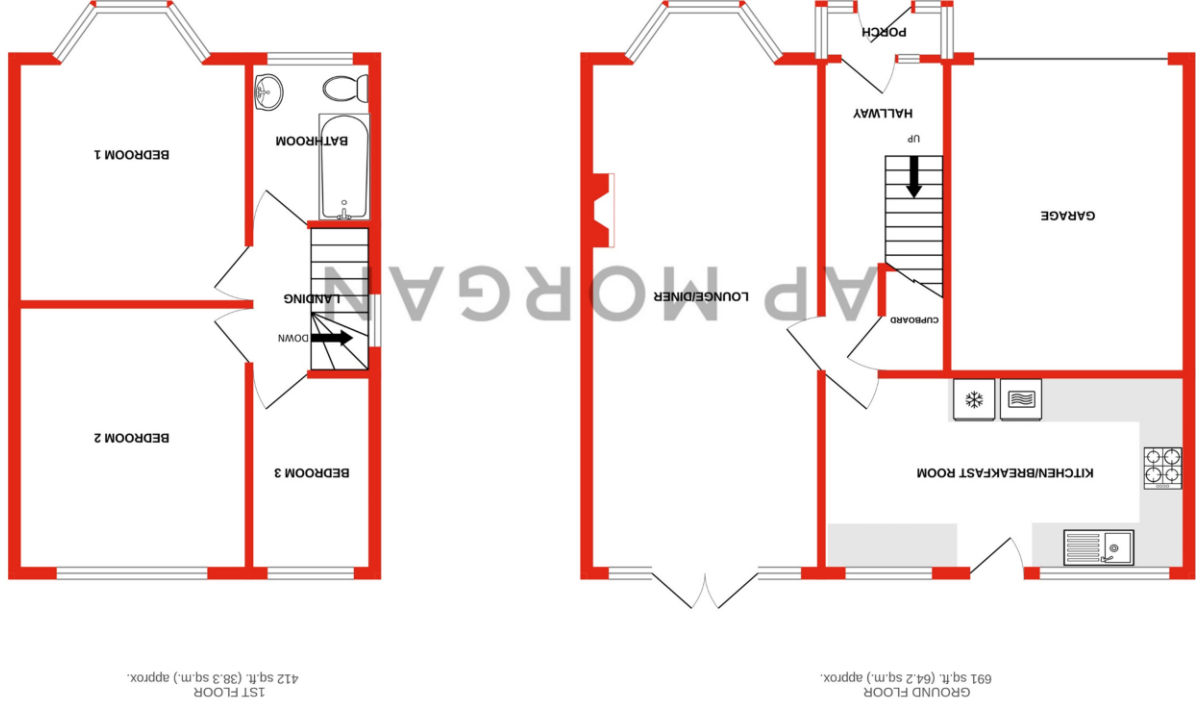
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