

AP MORGAN



Dornton Road, Birmingham, West
Asking Price £290,000

Features:

- Spacious semi-detached house
- Three good sized bedrooms
- Spacious lounge/diner with bay window
- Convenient sized kitchen
- Downstairs bathroom and en-suite shower room
- Large rear garden with workshop
- Multi-car driveway
- EPC- D

Description:

This spacious, three-bedroom semi-detached house is situated in the sought after area of Stirchley, Birmingham. Ideal for those with families with three good sized bedrooms, a large rear garden and amenities including shops, schools and parks all located nearby.

Upon approach to the property there is a large multi-car driveway with path leading down to a side gate for easy access into the rear garden.

Moving inside, the property briefly comprises of an entrance hallway with stairs up to the first-floor landing; spacious lounge/diner with large bay window, feature fireplace and understairs storage cupboard; convenient sized kitchen with space for freestanding appliances; downstairs family bathroom with bath and electric shower; first floor landing with access to the spacious loft which is fully boarded and has lighting; two double bedrooms with the master bedroom benefiting from an en-suite shower room and finally a good-sized single bedroom.

The rear garden is a very good size and has been well maintained comprising of a large lawn and patio area perfect for outdoor furnishings. There is also a spacious workshop at the rear with both electrical power and water supply and could easily be converted into an office space or home gym. The garden itself also has an outdoor tap and power outlet.

The current owners would also like to specify that all white goods, the cooker and bedroom furnishings will be left and included in the sale price.

Named as the 'Best Place to Live in the Midlands' in the Sunday times annual 'Best Places to Live' guide, Stirchley is a highly sought-after suburb of Birmingham, praised for its community spirit, green spaces, and a wide range of independent eateries and shops. It is also well positioned for access to the cross-city train line via Bournville and Kings Norton train station, and travel by road via the Pershore Road. Pineapple Road Train Station is also due to open at the end of 2024 opening further travel opportunities.



Details:

Lounge/diner 17' x 13'9" (5.18m x 4.2m)

Kitchen 10'3" x 9'3" (3.12m x 2.82m)

Bedroom One 13'10" x 10'7" (4.22m x 3.23m)

Bedroom Two 12'9" x 9'5" (3.89m x 2.87m)

Bedroom Three 9'5" x 7'4" (2.87m x 2.24m)

Bathroom 6'4" x 6'4" (1.93m x 1.93m)

En-suite 6'4" x 6'1" (1.93m x 1.85m)

Hallway

Landing

Workshop 15'4" x 14'4" (4.67m x 4.37m)

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.



How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 0121 827 6827, or visit their website for more information: www.wisermortgageadvice.co.uk

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If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

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Need a removal company and storage?

A professional removal company takes the stress out of moving, knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.



GROUND FLOOR
611 sq ft (56.5 sq m) approx.



1ST FLOOR
883 sq ft (85.6 sq m) approx.

TOTAL FLOOR AREA: 995 sq ft (92.4 sq m) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, floors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The service, options and appliances shown have not been tested and no guarantee, as to their operability or efficiency can be given.
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