

AP MORGAN



Southam Road, Birmingham, West
Offers in excess of £550,000

Features:

- Five Double Bedrooms
- Three Reception Rooms
- Sun Room
- Extensive Rear Garden
- Family Bathroom, Shower Room and Downstairs W/C
- Driveway Providing Off-Road Parking for Multiple Vehicles
- Short Walk to The Train Station & Sarehole Mill
- Near By Excellent Schools, Shops and Amenities

Description:

This 5-bedroom semi-detached property with a garage presents an ideal blend of space and potential. The spacious layout offers ample room for a growing family or those who enjoy hosting guests. The garage adds convenience and extra storage space. With its potential, this property opens up possibilities for customization and expansion, allowing you to tailor the home to your unique needs and style.

As you approach the property, you are met with a large private driveway suitable for multiple cars and access to a garage. Upon entering, there is a large open hallway leading to three reception rooms and stairs rising to the first-floor landing.

A large reception room used as the lounge to the front has a fitted gas fireplace and bay window, offering ample space for furnishings. A further reception room leads to a bright sunroom overlooking the extensive garden. To the right is a cleverly placed downstairs W/C and a large kitchen; well-equipped with integrated appliances, which is accessed through the separate sitting/dining room.

The staircase leads to the first-floor landing from which four large bedrooms share a well sized family bathroom with separate shower room next door.

The top floor houses a generous loft bedroom, a large window that floods the room with natural light. This room is versatile as it is large enough to have a separate seating area, a fabulous dressing area or alternatively a home office.

Externally, the property boasts a well-maintained, extensive rear garden, with paved patio, lawn and shrubbery to hedged and fenced boundaries.



Southam Road is close to the Hall Green Parade, train station and regular buses into Birmingham and Solihull. There are many excellent schools surrounding this area as well as the historic Sarehole Mill, Moseley Bog and The Dingles.

Details:

Porch 9'1" x 3'5" (2.77m x 1.04m)

Entrance Hall 22'6" x 11'9" (6.86m x 3.58m)

Lounge 13'5" x 17'6" (4.1m x 5.33m)

Reception Room 12'5" x 14'7" (3.78m x 4.45m)

Sun Room 8'1" x 5'9" (2.46m x 1.75m)

Sitting/Dining Room 10'1" x 20'4" (3.07m x 6.2m)

Kitchen 7'4" x 20'4" (2.24m x 6.2m)

Downstairs W/C 6'7" x 2'11" (2m x 0.9m)

Landing 13'10" x 19'6" (4.22m x 5.94m)

Bedroom 1 13'10" x 17'6" (4.22m x 5.33m)

Bedroom 2 8'8" x 11'10" (2.64m x 3.6m)

Bedroom 3 10'1" x 10'4" (3.07m x 3.15m)

Bedroom 4 12'5" x 14' (3.78m x 4.27m)

Bedroom 5 22'6" x 11'8" (6.86m x 3.56m)

Bathroom 6'7" x 9'2" (2m x 2.8m)

Shower Room 6'7" x 3' (2m x 0.91m)

Garage 11'11" x 24'5" (3.63m x 7.44m)

EPC Rating: To be confirmed

Council Tax Band: D (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 0121 817 8585.



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