



3 bed town house to buy in B15

Longleat Avenue, Birmingham, West Midlands, B15 2DF

£315,000 Starting Bid

 x 3  x 2  x 1

Tenure

Freehold

Allocated parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Modern Three Storey Three Bedroom End Townhouse
- ✓ Downstairs WC
- ✓ Family Bathroom
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band D
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: Cable
- ✓ Mobile signal: Good

Arrange a viewing

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

A convenient modern end three storey house in the Park Central development within a short walk or drive of Birmingham city centre and all local amenities with no chain and suitable for either owner occupier or buy to let.

The property is set back from the road behind a retaining boundary wall with pedestrian gate, small foregarden.

The property briefly comprises:

On the ground floor:

Hallway with entrance door, storage cupboard housing electric meter/RCD board, radiator,understairs alcove, ceiling light points, laminate flooring, stairs leading off up to first floor.

Downstairs WC/Cloakroom having pedestal wash hand basin, WC, ceiling mounted extractor fan, tiled splashbacks, ceiling light point, laminate flooring.

Fitted Kitchen With double glazed window overlooking front,range of wall,base cupboards and work surfaces. Integrated 4 burner gas hobs with electric oven below, 1.5 bowl stainless steel sink unit with mixer tap, base unit below, wall mounted gas central heating boiler, ceiling light points, central heating radiator.10'8" (Including Units) x 8'0" (Including Units) (3.25M x 2.44M)

Double doors opening to:

Lounge/Dining Room Being L-Shaped 10'1" x 15'2" (3.07M x 4.62M) plus 7'6" x 8'1" (2.29M x 2.46M) With laminate flooring, central heating radiator, ceiling light points, picture window and patio door to rear garden, further doors to hallway and double doors to Kitchen.

On the first floor:

A staircase leads to Main Landing having built in storage cupboard, radiator, further stairs off to second floor.

Bedroom 2 (Front) 8'2" x 15'3" (2.49M x 4.65M) With large double glazed windows overlooking front, ceiling light point, radiator.

Bedroom 3 (Rear) Being L-Shaped 6'8" x 7'0" plus 10'2" x 8'1" (2.03M x 2.13M) plus 3.10M x 2.46M) Having double glazed windows, ceiling light point and patio door opening to Balcony overlooking rear.

Family Bathroom having suite comprising pedestal wash hand basin, panelled bath with shower mixer, WC, part tiled walls and splashback, ceiling mounted extractor fan and light point.

On the second floor:

Stairs lead up to Landing, radiator, with door opening to front balcony

Bedroom 1 Being L - Shaped 6'2" x 6'11 plus 11'10" x

Having double glazed window to rear, further window and patio door opening to front balcony, ceiling light point, central heating radiator, obscure glass block wall.

Ensuite Shower To Master Bedroom.

Having shower cubicle, pedestal wash hand basin, WC, wall mounted extractor fan, ceiling light point, double glazed window to rear, chrome effect radiator/towel rail.

Rear Garden being mainly lawned with small terraced area and pathway to rear access gate, rear allocated parking space behind.

Benefitting from Double Glazing and Central Heating.

Council Tax Band: D

Tenure: Freehold

Price: Starting Bid £315,000

Property Type: Town House

Parking: Allocated

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		87
(69-80) C	77	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

Longleat Avenue, Birmingham, West Midlands, B15 2DF

Contact your local branch today for more information on this property:

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