



9 Northfield Road, Birmingham, B17 0ST

Offers Over £260,000

A well-presented two-bedroom, mid terraced Victorian property located a short distance from Harborne High Street.

Accommodation consists of a lounge, dining room, kitchen, utility, two double bedrooms and a family bathroom.

Council tax band = B
Freehold

Lounge 11'2 x 11'4 (3.40m x 3.45m)



Panelled front door, double glazed bow window to front elevation, storage cabinets, radiator, laminate flooring, door to dining room.

Dining room 12'1 min x 11'3 (3.68m min x 3.43m)



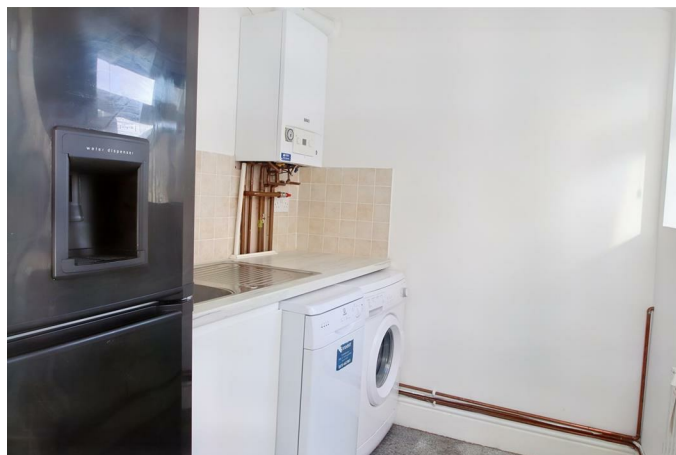
Double glazed window to rear elevation, wall mounted electric fire, radiator, storage cupboard, stairs to first floor, door to kitchen.

Kitchen 9'4 x 6'1 (2.84m x 1.85m)



Double glazed window to side elevation, range of base units surmounted by a roll edge laminate work surface with cupboards over, integrated cooker, hob and extractor hood, tiled flooring, open to utility room.

Utility room 7'2 x 6'1 (2.18m x 1.85m)

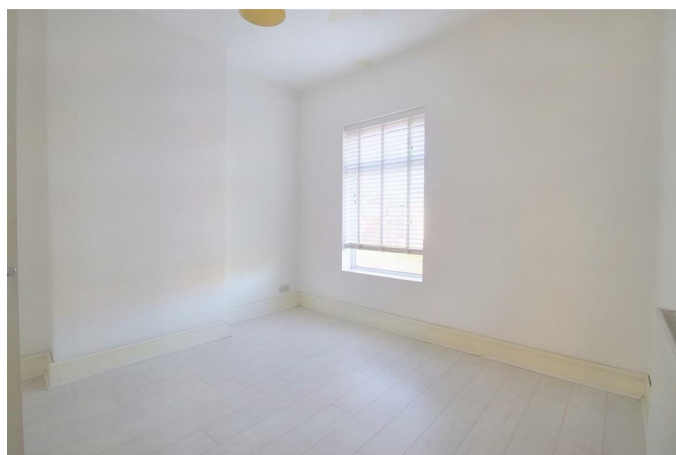


Double glazed window to side elevation, plumbing and space for washing machine and dishwasher, roll edge laminate worksurface with stainless steel sink.

Landing

Loft hatch, doors leading off.

Bedroom one 10'10 x 11'4 (3.30m x 3.45m)



Double glazed window to front elevation, radiator, laminate flooring.

Bedroom two 12'2 x 8'2 (3.71m x 2.49m)



Double glazed window to rear elevation, radiator, built in wardrobe.

Bathroom 9'5 x 6'2 (2.87m x 1.88m)



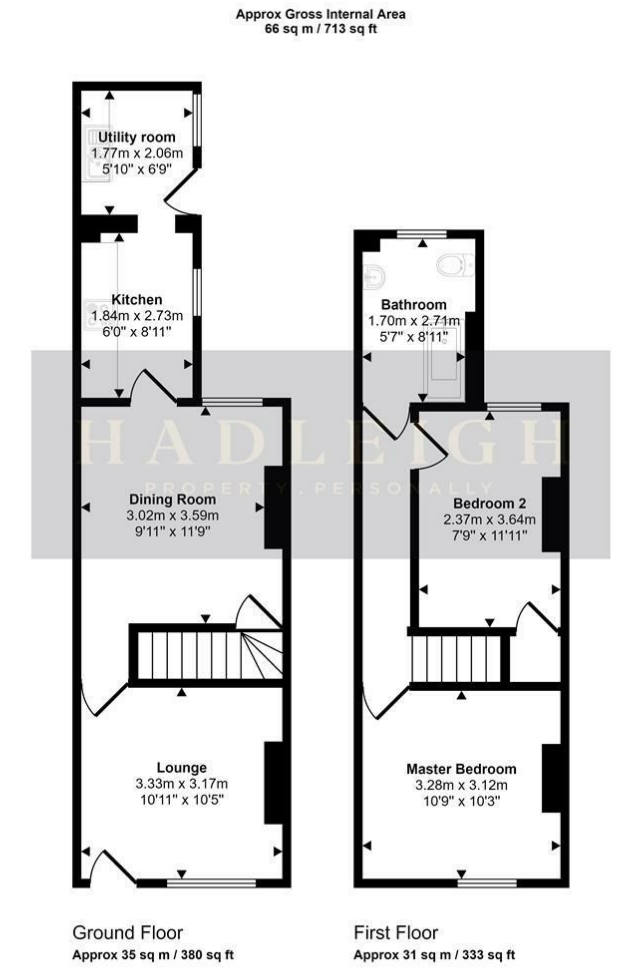
Panelled bath with shower over, wash hand basin, low flush WC, radiator.

Garden



Mainly laid to lawn with patio to rear, fencing to boundaries.

Floor Plan



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

