

# PRIME ESTATES

INDEPENDENT ESTATE AGENTS

254 Chester Road, Castle Bromwich, B36 0JE  
0121 748 7272  
castlebromwich@primeestatesuk.com



## Buckland End, Birmingham | £210,000

\* MID TERRACE HOUSE \*\* TWO/THREE BEDROOMS & DRESSING ROOM \* POPULAR LOCATION \*  
360 VIRTUAL TOUR AVAILABLE \*\*

This NON STANDARD CONSTRUCTION PROPERTY is an ideal family home that has been updated and ready to move into!

CALL OUR CASTLE BROMWICH OFFICE ON 0121-748-7272 FOR A VIEWING.

Accessed via a block paved frontage the property comprises: entrance porch, hall, Guest W.C, FAMILY KITCHEN/DINER, LOUNGE and a low maintenance rear garden to the ground floor. To the first floor there are TWO/THREE BEDROOMS (as the original second bedroom has been divided into two areas) with a DRESSING ROOM and FAMILY BATHROOM. The property benefits from central heating and double glazing where specified.

Energy Performance Certificate D

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APPROACH

The property is accessed via the public footpath and leading to:-

Block Paved Frontage

A block paved frontage with timber fenced perimeter and gates leading to the double glazed entrance porch:-

Entrance Porch

A double glazed door with double glazed windows to front and side. Tiling to the floor area and storage units. Additional double glazed door leading to:-

Hallway

Stairs to first floor landing. Radiator. Under stairs storage cupboard. Tiled flooring. Doors giving access to ground floor accommodation:-

Guest W.C

Suite comprises of a wash basin with storage underneath and a low flush WC. Tiling to the walls and floor area. Obscure window to the front.

Kitchen/Dining Area

13'6" x 9'11" (4.11m x 3.02m)

A range of wall and base units with work surfaces over incorporating a stainless steel, sink and drainer unit with mixer tap over. Appliances include a gas hob with separate electric, double oven and extractor canopy over. Integrated fridge and freezer. Plumbing for a washing machine. Part tiling to the

walls. Tiling to the floor area. Radiator. Double glazed bow window to the front.

Lounge

15'9" x 15'8" (4.80m x 4.78m)

Radiators. Feature chimney breast with decorative electric fire. Double glazed sliding doors to the rear allowing access to the garden.

FIRST FLOOR

Landing

Ceiling spotlights. Storage cupboard. Doors giving access to first floor accommodation:-

Bedroom One

13'7" x 9'11" (4.14m x 3.02m)

Double glazed window to the front. Ceiling spotlights. Ceiling loft hatch.

Bedroom Two ( Area One)

9'10" x 8'8" (3.00m x 2.64m)

Radiator. Ceiling spotlights. Additional door leading into:

Bedroom Two ( Area Two)

9'11" x 6'7" (3.02m x 2.01m)

Double glazed window to the rear. Ceiling spotlights.

Dressing Room

11'7" x 5'9" (3.53m x 1.75m)

Double glazed window to the rear and radiator. Ceiling spotlights. Storage units.

Family Bathroom

Suite comprises of a panelled bath with a boiler fed, shower over, wash basin with storage underneath and low flush WC. Heated towel rail. Ceiling spotlights. Tiling to the walls and floor area. Obscure double glazed window to the front.

OUTSIDE

Rear Garden

Timber fence perimeter with rear gate access. The rear garden has artificial lawn with paved patio areas and pathway with decorative stone. Wooden summer house.

Additional Information

We understand the property is a Non Standard Construction-Bison by Maxim A concrete panelled dwelling. This property is suitable for mortgage purposes but please check with your broker or Bank/Building Society.

