





Property Description

A spacious three double bedroomed property situated in quiet cul-de-sac location close to the centre of Meriden with it's range of shops, schools and amenities, local park and within great proximity to motorway links. Briefly comprises of entrance hall, lounge, open plan breakfast kitchen, conservatory, three double bedrooms and shower room. No upward chain

Approach

Front door leads through to:

Reception Hallway

Staircase rising to the first floor landing, door through to:

Lounge

Window to the front.

Dining Kitchen

Fitted with a range of base and wall mounted units with complementary work surfaces, stainless steel sink and drainer unit, space and plumbing for automatic washing machine, space for oven and fridge freezer, window overlooking and leading to garden, open plan dining area through to conservatory.

Conservatory

Constructed of UPVC double glazed windows, door to the side leading to garden.

First Floor Landing

Staircase rising from the hallway, airing cupboard housing central heating boiler.

Bedroom One

Wardrobe providing hanging and shelving space, window to the rear overlooking garden.

Bedroom Two

Built-in wardrobe providing hanging and shelving space, window to the front.

Bedroom Three

Wardrobe providing hanging and shelving space, window to the front.

Shower Room

Fitted with a double walk-in shower cubicle, low level WC, wash hand basin with vanity unit, full ceramic tiling to walls, obscure glazed window to the rear.

Outside

Gated side access leads through to:

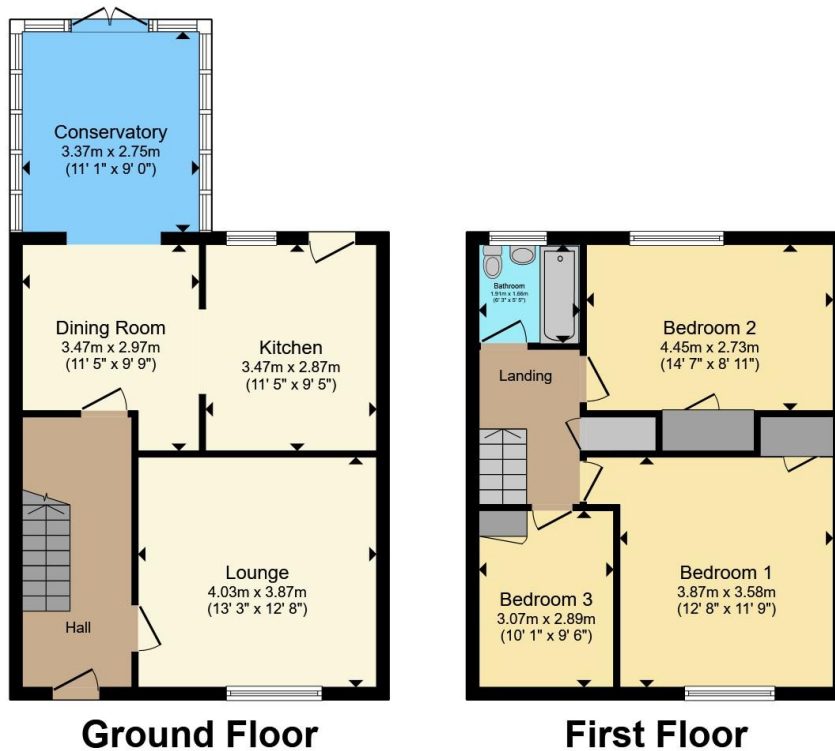
Rear Garden

Generous size rear garden laid mainly to lawn, with enclosed wooden fence, brick built storage outhouse and second outhouse with gardeners loo.

Buyer Aml Fee

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





Total floor area 99.0 m² (1,066 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Atkinson Stilgoe on

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150 Station Road Balsall Common
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EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

view this property online atkinsonstilgoe.co.uk/Property/BAL106666



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