



Appledorne Gardens, Birmingham B34 6TN

welcome to

Appledorne Gardens, Birmingham

****FIVE-BEDROOM PROPERTY**LOUNGE**SEPARATE DINING ROOM**MODERN FITTED KITCHEN**UTILITY**DOWNSTAIRS WC**FIVE FIRST FLOOR BEDROOMS**FAMILY BATHROOM**DRIVEWAY TO THE FRONT**LOW MAINTENANCE REAR GARDEN**CUL DE SAC LOCATION****



Agents Note

Please note measurements have been taken by an external company and should only be used as a guide.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover 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.

Entrance Porch

Outside wall light, composite door with glass panel, two utility Cupboards, laminate flooring and door to hall.

Hallway

Radiator, built in cupboard, ceiling light point and stairs up to first floor.

Cloakroom

Double-glazed window to front, ceiling light point, low level w.c., vanity sink and tiled wall and floor.

Lounge

Two double-glazed windows to front, radiator, spotlights and ceiling light point.

Dining Room

Double-glazed window to rear, radiator, ceiling light point, laminate flooring and patio doors to rear.

Kitchen

Double-glazed window to rear, double-glazed door to garden, radiator, ceiling light point, cupboards, drawers and base units, quartz work surface and splash back, sink and drainer with mixer tap with pull out sprayer, gas point and laminate flooring.

Utility Room

Double-glazed window to rear, ceiling light point, wall cupboards, roll top work surface, plumbing for washing machine and tiled flooring.

Landing

Built in cupboard housing the boiler, ceiling light point, loft access and spotlights.

Bedroom One

Double-glazed window to front and spotlights

Bedroom Two

Double-glazed window to rear, ceiling light point and laminate flooring.

Bedroom Three

Double-glazed window to front and spotlights.

Bedroom Four

Double-glazed window to rear and spotlights.

Bedroom Five

Double-glazed window to front and ceiling light point.

Bathroom

Double-glazed window to rear, heated towel rail, spotlights, P shaped bath with shower over, low level w.c., vanity sink and tiled.

Garden

Paved patio, artificial lawn, rear patio area, lighting, rear gate for access and enclosed by fencing.



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- FIVE-BEDROOM PROPERTY
- LOUNGE AND SEPARATE DINING ROOM
- MODERN FITTED KITCHEN AND SEPARATE UTILITY
- DRIVEWAY TO THE FRONT
- LOW MAINTENANCE REAR GARDEN

Tenure: Freehold EPC Rating: C

Council Tax Band: C



offers over
£290,000

Total floor area 146.2 m² (1,574 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

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Property Ref:
CAB112108 - 0002

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0121 747 4722



castlebromwich@shipways.co.uk



258 Chester Road, Castle Bromwich,
BIRMINGHAM, West Midlands, B36 0JE



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Please note the marker reflects the
postcode not the actual property