

**360°**  
VIRTUAL TOUR  
ONLINE  
VIEWING



Cornfield Croft, Chelmsley Wood, Birmingham B37 6TP  
£155,000

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LETTINGS AND SALES



**\*\* EXCELLENT FIRST TIME PURCHASE OR INVESTMENT \*\***

This three bedroom mid terraced home is offered with no upward chain and benefits from double glazing and gas central heating throughout. The ground floor comprises of a spacious kitchen/diner with a range of wall and base units and built in under-stair storage, leading onto a large reception room with feature fire place. To the first floor are two double bedrooms, a single bedroom & a fully tiled family bathroom with white suite to include bath with shower over, hand wash basin and a separate W/C. There are low maintenance gardens to both the front and rear with the rear garden having a patio over two levels.

**ENERGY RATING C**

**Porch**  
**5'4" x 3'2" (1.63m x 0.97)**  
External porch with dual aspect double glazed windows.

**Kitchen/Diner**  
**17'10" x 12'4" (5.46m x 3.76m)**  
Double glazed windows to front, large kitchen/diner with a range of wall and base units.

**Living Room**  
**17'7" x 10'2" (5.38m x 3.11m)**  
Double glazed windows to rear with views to garden, spacious lounge with feature brick fireplace.

**Bedroom 1**  
**8'2" x 9'6" (2.5m x 2.90m)**  
Double glazed window to front, spacious double bedroom with carpet.

**Bedroom 2**  
**9'8" x 10'11" (2.96m x 3.33m)**  
Double glazed window to rear, large double room with carpet.

**Bedroom 3**  
**7'10" x 7'9" (2.40m x 2.37m)**  
Double glazed window to rear, good sized single room with carpet.

**DISCLAIMER**

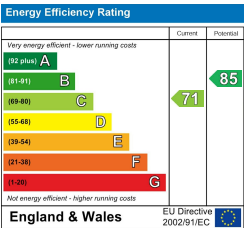
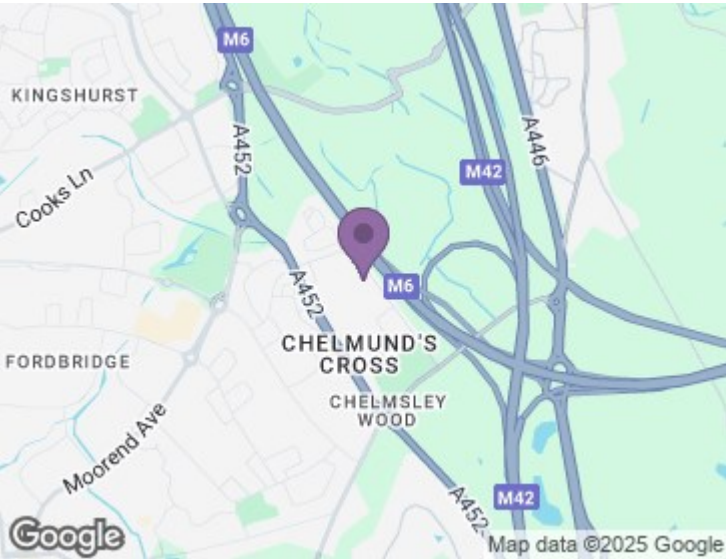
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**Bathroom**  
**4'11" x 5'4" (1.50m x 1.65m)**  
Double glazed window to front, fully tiled bathroom with white suite to include bath with shower over and hand wash basin.

**WC**  
**2'9" x 5'7" (0.86m x 1.72m )**  
Double glazed window to front, part tiled separate W/C

**Tenure - Freehold**  
The agent has been informed that the property is offered freehold however any interested party should obtain confirmation of this via their own solicitor or legal representative.

**Viewings**  
Viewings are strictly by appointment only via Archer Bassett.



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