



smarthomes

Bibsworth Avenue

Moseley, Birmingham

- A Beautifully Presented Four Bedroom Family Home
- Extended & Re-Fitted Kitchen & Ground Floor Shower Room
- Southerly Facing Rear Garden
- Two Reception Rooms with Herringbone Flooring

Offers Over £450,000

Current EPC Rating - C
Current Council Tax Band - C





Property Description

A recently refurbished and substantially extended semi-detached family home situated in a most convenient location. Offering stylish accommodation comprising two reception rooms, extended breakfast kitchen, utility room, ground floor shower room, four good size bedrooms, en-suite shower room, family bathroom, Southerly facing rear garden and driveway parking



Rooms & Measurements

Reception Room One to Front 4.01m x 3.66m (13'2" x 12'0")

Reception Room Two to Rear 4.19m x 3.23m (13'9" x 10'7")

Extended & Re-Fitted Breakfast Kitchen to Rear 5.72m x 3.84m (18'9" x 12'7")

Utility Room 2.21m x 1.45m (7'3" x 4'9")

Ground Floor Shower Room to Front 3.25m x 1.45m (10'8" x 4'9")

Bedroom One to Rear 3.84m x 3.45m min (12'7" x 11'4" min)

En-Suite Shower Room 2.49m x 0.81m (8'2" x 2'8")

Bedroom Two to Front 4.09m x 3.35m (13'5" x 11'0")

Bedroom Three to Rear 3.56m x 3.25m (11'8" x 10'8")

Bedroom Four to Front 3.89m x 2.03m max (12'9" x 6'8" max)

Re-Fitted Family Bathroom to Side 2.97m x 1.4m (9'9" x 4'7")

Tenure

We are advised by the vendor that the property is freehold. We would advise all interested parties to obtain verification through their own solicitor or legal representative. EPC supplied by Nigel Hodges. Current council tax band – C



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.