

Dunedin

Sales & Lettings



24 Edenhurst Road, Longbridge, Birmingham, West Midlands, B31 4PQ

£210,000

- Three Bedrooms
- Kitchen/Diner
- Rear Garden
- In Need Of Modernisation
- Council Tax Band B - Birmingham
- Lounge
- Bathroom
- Gas Central Heating
- No Upward Chain
- EPC Rating E

24 Edenhurst Road, Birmingham B31 4PQ

Dunedin are pleased to offer a three bedroom traditional semi-detached house with lounge, kitchen/diner, bathroom, in need of modernisation, offered with no upward chain



3



1



1



E

Council Tax Band:



SUMMARY

A three bedroom traditional semi-detached house with lounge, kitchen/diner, bathroom, in need of modernisation, offered with no upward chain

DESCRIPTION

The property in brief comprises hall, lounge with bay window, kitchen/diner with gas hob, electric oven, extractor, patio door into rear garden.

Stairs to first floor landing, master bedroom with bay window, double bedroom two, bedroom three, bathroom comprising WC, hand wash basin, bath with electric shower over.

OUTSIDE

The front of the property has lawn, bushes and pathway leading to front door.

The rear of the property has decking, bushes and fenced boundaries.

LOCATION

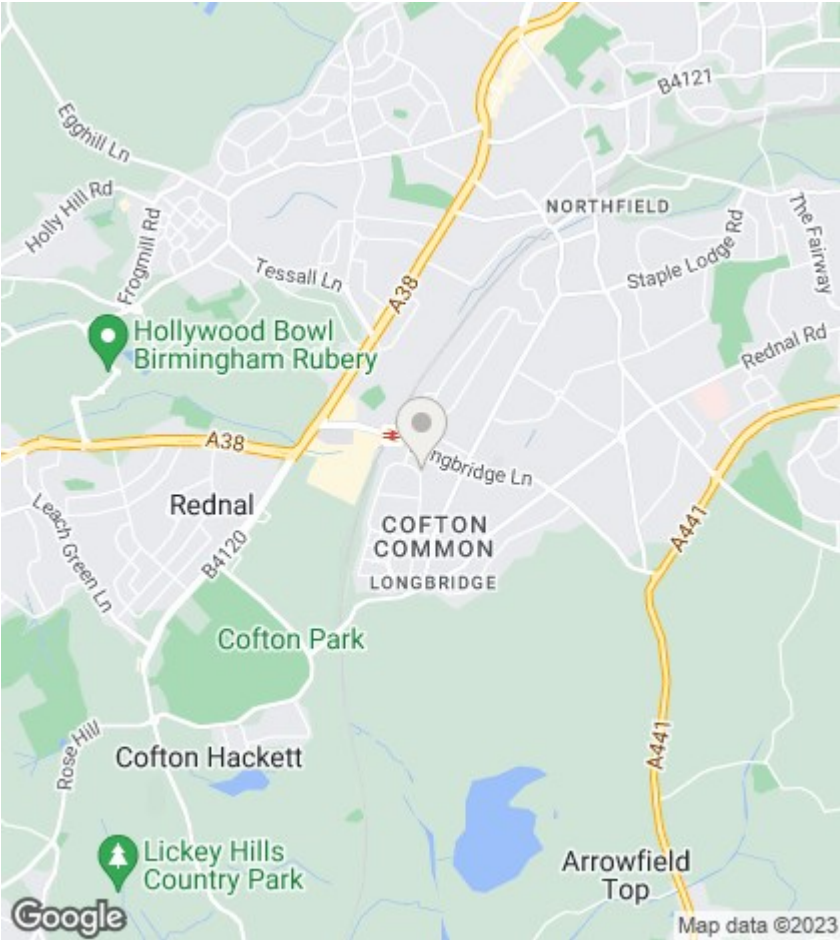
Edenhurst Road is situated in Longbridge, Birmingham.

It is within walking distance to Longbridge train station and Longbridge retail development with a Sainsburys supermarket and a large Marks & Spencer's along with various other shops and amenities

Longbridge combines easy access to the public transport network with the added benefit of its own mainline train station providing access to Birmingham University and Birmingham City centre, M5 & M42 are both less than three miles away.

TENURE

The vendor has informed us that this property is Freehold but prospective purchasers are advised to contact their solicitors for verification.



Directions

Viewings

Viewings by arrangement only. Call 0121 453 8447 to make an appointment.

EPC Rating:

E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	51	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	