



6 Poplar Drive

BARNT GREEN

£475,000



Four Bedroom Detached House

Description.

A rare opportunity to acquire a four bedroom detached home located right in the heart of Barnt Green village, just a stone's throw from the railway station and St Andrews First School (rated 'Outstanding' by Ofsted). The property enjoys well proportioned accommodation with opportunity to 'put your own stamp on', south facing garden and photovoltaic panels for electricity generation.

The accommodation comprises a generous entrance lobby (large enough for seating) which also provides internal access into the garage, inner hall, guest cloakroom, cloaks cupboard leading further to a utility room, kitchen with side access to a lean to, dining room and a delightful lounge with electric fire and sliding glazed door to the garden.

The first floor features four well proportioned bedrooms (two with fitted wardrobes and one with a built in cupboard) and family bathroom with airing cupboard which houses the hot water tank.

Externally the property features an immaculate South facing rear garden predominantly laid to lawn with patio, planted borders and fenced boundaries. Both sides of the property feature a useful lean to (ideal for storage) with one providing access from the garden directly to the front. The driveway provides off road parking for multiple vehicles and entry into the garage.

Location: Barnt Green is a delightful village offering a variety of amenities including local shopping facilities, doctor's surgery, two churches, dentist, 'Outstanding' Ofsted rated St Andrews First School and train station (only a stone's throw from the property). 6 Poplar Drive itself is within walking distance from both the village gem, 'The Victoria Inn' and ever-popular Grade II listed 'Barnt Green Inn' and conveniently located for many fine walks, including the renowned 525 acre Lickey Hills Country Park. There are also many sporting facilities including a cricket club, Blackwell Golf Club, Barnt Green sailing club and many other societies including local orchestra, the Midland Sinfonia. There is easy access to M5/M42 motorway links, Birmingham Airport and Birmingham City Centre is approximately ten miles away.



Room Dimensions

Living Room: 14' 11" x 15' 6" (max) (4.55m x 4.74m)

Kitchen: 12' 4" x 8' 1" (3.78m x 2.47m)

Dining Room: 10' 3" x 8' 1" (3.13m x 2.47m)

Utility Room: 6' 9" x 7' 8" (2.06m x 2.34m)

Lobby: 13' 5" x 6' 10" (4.10m x 2.09m)

Garage: 15' 3" x 8' 7" (4.66m x 2.64m)

Stairs To First Floor Landing

Bedroom One: 11' 11" (max) x 12' 2" (3.65m x 3.73m)

Bedroom Two: 10' 10" x 7' 11" (3.32m x 2.42m)

Bedroom Three: 11' 10" x 8' 3" (3.61m x 2.52m)

Bedroom Four: 10' 11" x 8' 5" (max) (3.33m x 2.58m)

Bathroom: 7' 8" x 7' 1" (2.35m x 2.17m)



Poplar Drive, Barnt Green

Ground Floor



First Floor



Total Approximate Area (Including Garage): 127.5 sq. m (1,372.39 sq. ft)

For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor Plans made using RoomSketcher.

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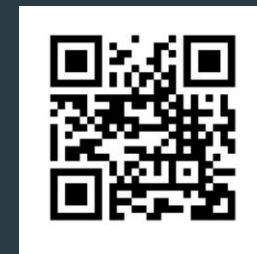
COUNCIL TAX BAND: E

TENURE: Freehold

For more information on this house or to arrange a viewing please call the Barnt Green office on:

0121 447 8300

Alternatively, you can scan below to view all of the details of this property online.



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