



Court Lane, Birmingham

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Property Description

Situated on the popular Court Lane in Erdington, this spacious three bedroom semi-detached property occupies a generous plot and offers well-proportioned accommodation throughout, making it an ideal opportunity for families seeking space and excellent outdoor areas within a convenient residential location.

The property is approached via a large block paved driveway providing ample off-road parking and access to the garage. An entrance porch leads into the hallway which provides access to the main living accommodation including a spacious dining room positioned to the front of the property with a bay window, while to the rear is a generous lounge offering comfortable living space and views across the rear garden.

The kitchen provides a range of fitted wall and base units with work surfaces over and space for appliances, with access through to a particularly useful utility room and a convenient ground floor WC. The utility area also provides access out to the rear garden.

Upstairs the property offers three well-proportioned bedrooms alongside a shower room. Externally the property benefits from a substantial rear garden featuring a paved patio area leading onto a large lawned garden, offering excellent outdoor space for families and entertaining.

Dining Hall

Front reception room with bay window allowing natural light into the room.

Lounge

Spacious rear reception room overlooking the rear garden.

Kitchen

Fitted kitchen with wall and base units with work surfaces over and space for appliances

Utility

Large utility space providing additional storage and workspace with access to the rear garden.

Wc

Ground floor WC with wash hand basin.

Bedroom One

Generous double bedroom with bay window to the front elevation.

Bedroom Two

Double bedroom with window to the rear elevation.

Bedroom Three

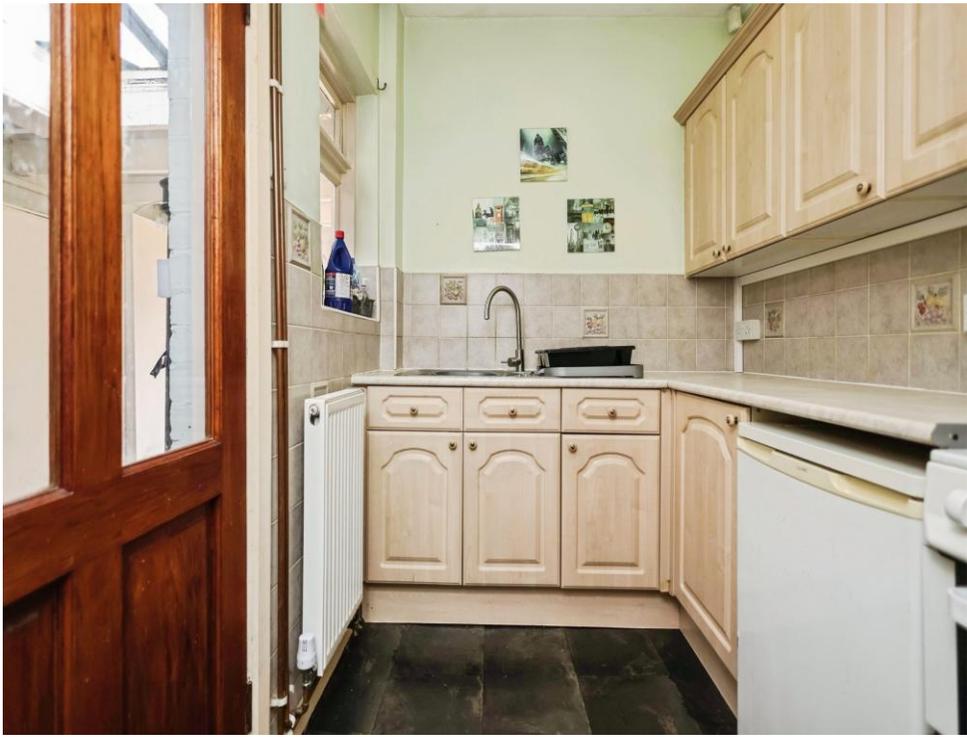
Third bedroom suitable for use as a bedroom, nursery or study.

Bathroom

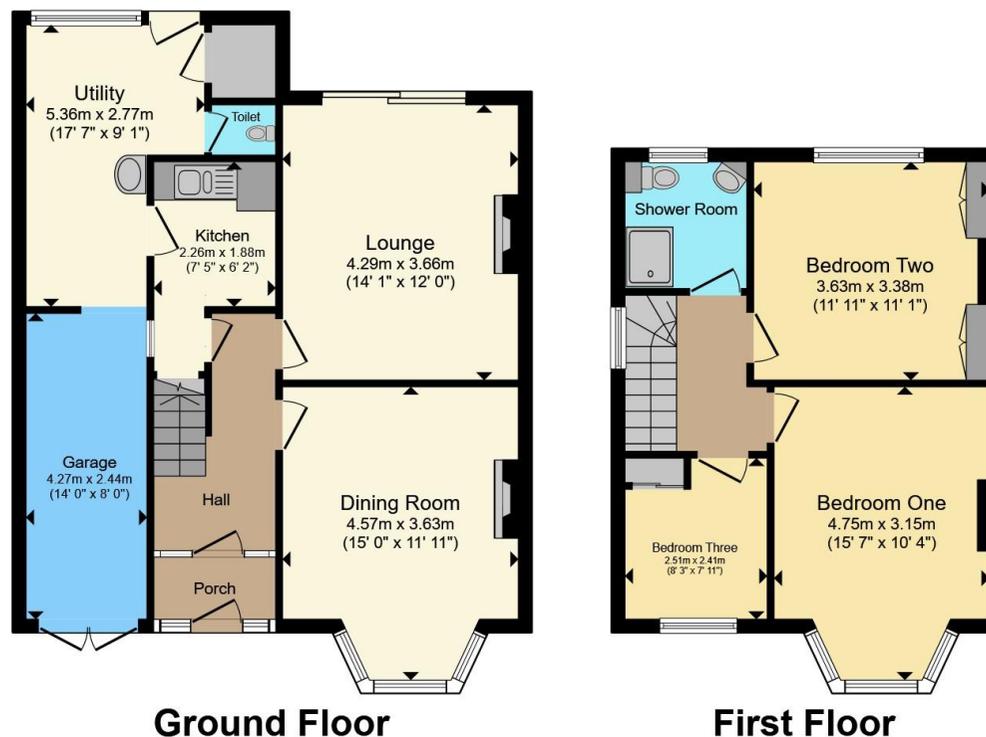
Fitted shower room with shower, wash hand basin and WC.











Total floor area 108.8 m² (1,171 sq.ft.) approx

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EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

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Property Ref: ERD206932 - 0003