

16 Lunt Grove, Quinton

£185,000 Freehold

Hadleigh Estates are delighted to offer this three bedroom semi detached property for sale. The property offers fantastic potential for further improvement.

The property comprises of fore garden, with potential for driveway parking. Entrance hallway, lounge and fitted kitchen diner. Upstairs has two double bedrooms, a further single bedroom and family bathroom. To the rear is a large garden and garage, with rear access.

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Location

Lunt Grove is a quiet cul-de-sac conveniently located for local amenities, including excellent transport links into Birmingham City Centre and nearby Harborne High Street.

Porch/ Hallway

UPVC porch door, partially glazed and partially glazed internal wooden door. Ceiling light point, central heating radiator and carpeted flooring. Access to kitchen diner, lounge and stairs to first floor.

Lounge

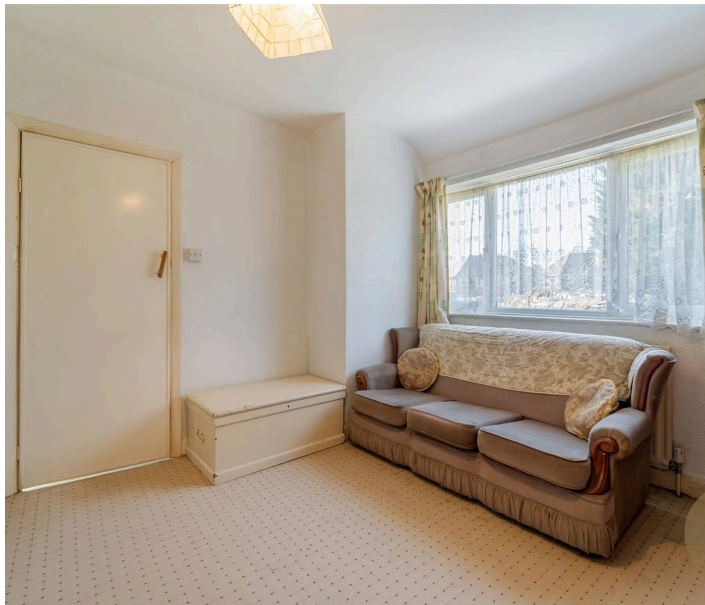
Lounge with feature fireplace, window to front elevation, central heating radiator and carpeted flooring.

Kitchen Diner

Spacious kitchen diner with a range of base and wall units, fitted oven and gas hob with extractor over. Plumbing for washing machine, stainless steel sink and drainer unit. Window to rear elevation and double patio doors leading out to the garden. Access to pantry, allowing for ample storage, with window to side elevation.

Bedroom One

Double bedroom with window to the rear elevation, carpeted flooring, radiator, ceiling light point and benefitting from built in wardrobes.





Bedroom Two

Spacious master bedroom with two windows to the front elevation, carpeted flooring, radiator and ceiling light point.

Bedroom Three

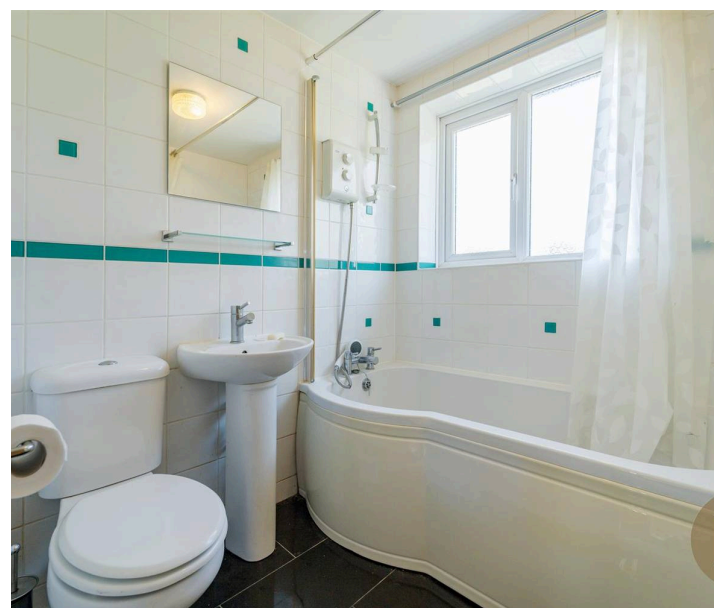
Single bedroom comprising window to front elevation, carpeted flooring, radiator and ceiling light point.

Bathroom

Partially tiled bathroom suite, with P shaped bath and shower over. Low level flush WC, hand wash basin, radiator and window to rear elevation.

Garden / Garage

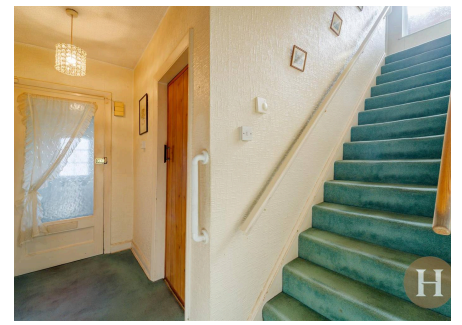
Large garden, predominantly laid to lawn and paved patio area. To the rear is a garage.



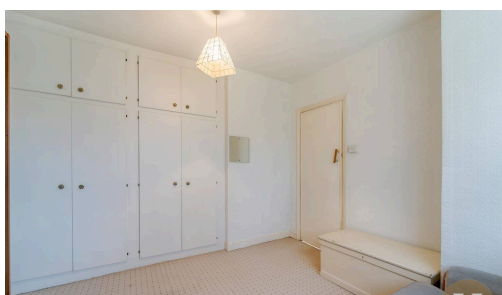
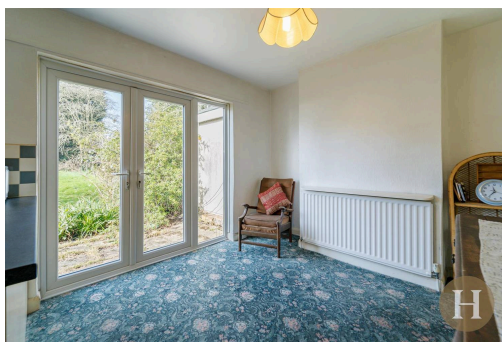
Council Tax band: B

Tenure: Freehold

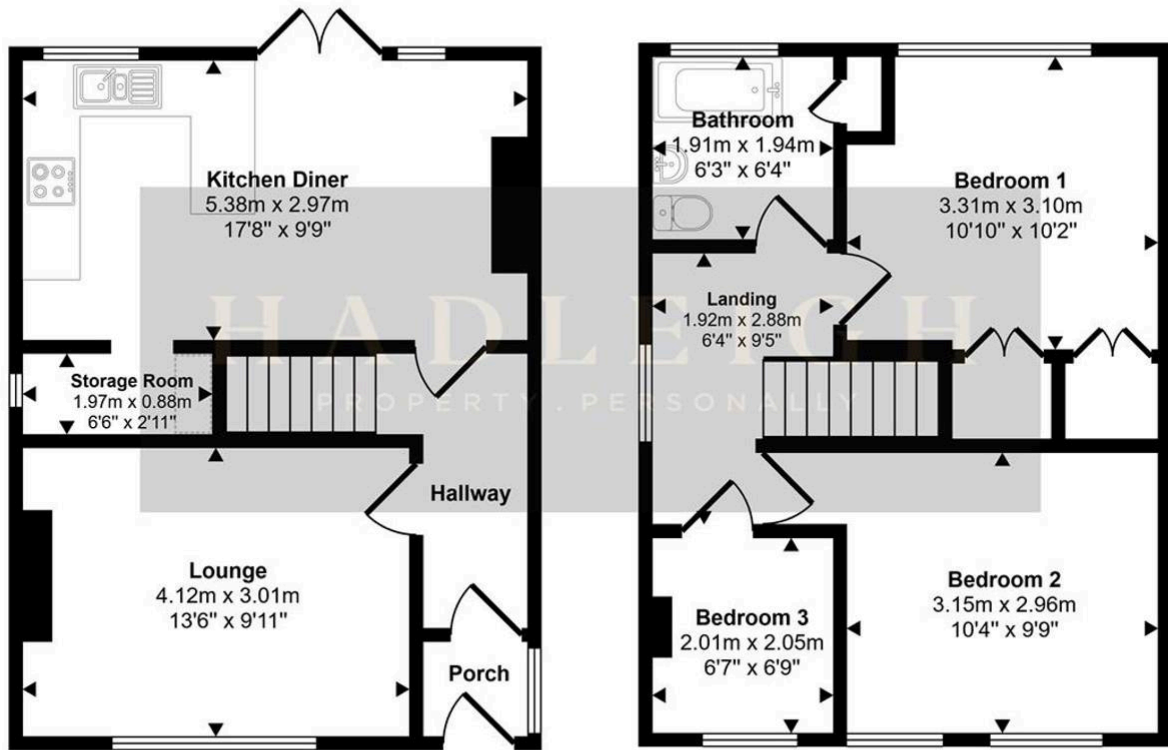
EPC: TBC



- › Fantastic scope for improvement
- › Large rear garden & garage with rear access
- › Potential for driveway parking




Approx Gross Internal Area
77 sq m / 828 sq ft



Ground Floor
Approx 39 sq m / 416 sq ft

First Floor
Approx 38 sq m / 412 sq ft

 Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.