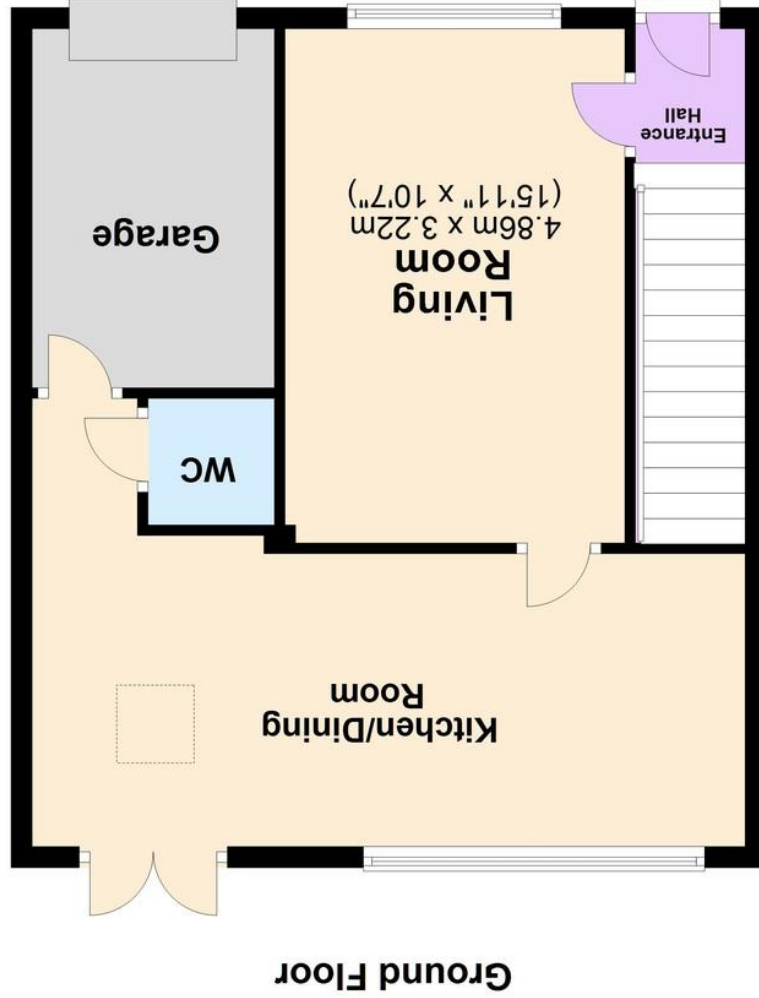
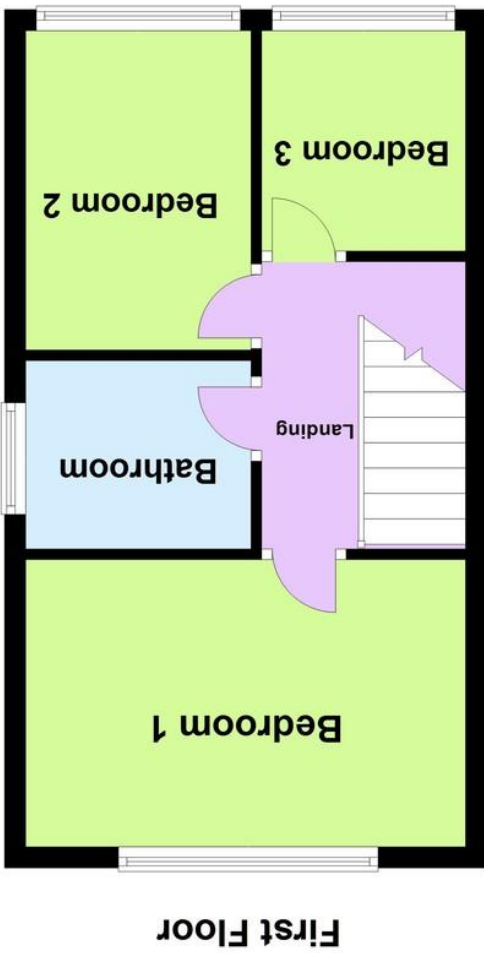
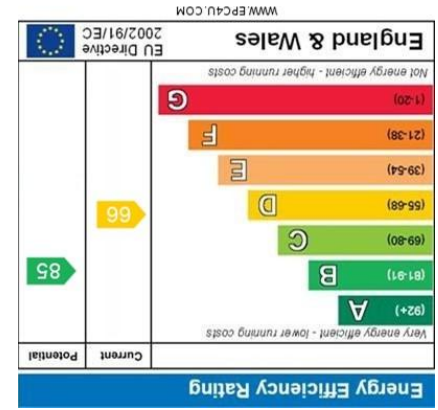


NOT TO SCALE: THIS IS AN APPROXIMATE
 GUIDE TO THE RELATIONSHIP BETWEEN ROOMS



If you require the full EPC certificate direct to your email address please contact the sales branch marketing this property and they will email the EPC certificate to you in a PDF format.
 Please note that on occasion the EPC may not be available due to reasons beyond our control, the Regulations state that the EPC must be presented within 21 days of initial marketing of the property.
 Therefore we recommend that you regularly monitor our website or email us for updates.
 Please feel free to relay this to your Solicitor or License Conveyer.



Boldmere | 0121 321 3991



- THREE BEDROOM SEMI DETACHED HOME
- CLOSE TO LOCAL AMENITIES
- GREAT TRANSPORT LINKS
- OPEN PLAN KITCHEN/DINING ROOM
- DRIVEWAY

Walsh Grove, New Oscott, Birmingham, B23 5XE

Offers Over £300,000

Property Description

We are delighted to present this beautiful semi-detached property for sale, ideal for families and couples alike. Located in a convenient area with excellent public transport links and local amenities nearby, this property offers a perfect balance of tranquility and accessibility. The interior of the house comprises three bedrooms, offering comfortable accommodation for a growing family. Additionally, there is a well-maintained bathroom and a modern kitchen, providing all the essential features for a comfortable lifestyle. Externally, the property benefits from a garage, a driveway providing off road parking for multiple vehicles and a lovely garden, perfect for outdoor activities or simply enjoying the fresh air.

Whether you are looking for a cozy family home or a comfortable space for a couple, this property ticks all the boxes. Don't miss the opportunity to make this immaculate semi-detached house your new home. Contact us today to arrange a viewing.

ENTRANCE HALL 3' 5" x 5' 6" (1.04m x 1.68m) Providing access to living room and stairs leading off.

LIVING ROOM 15' 11" x 10' 4" (4.85m x 3.15m) Having laminate flooring, double glazed window, radiator, ceiling light and power points.

OPEN PLAN KITCHEN/DINING ROOM 22' 02 max" x 9' 4" (6.76m x 2.84m) Having laminate flooring, a range of wall and base units, cooker, induction hob, fridge/freezer, dishwasher, double glazed window, double glazed double French doors, radiator, ceiling lights and power points.

WC 3' 11" x 3' 7" (1.19m x 1.09m) Having low level wc, wash basin and ceiling light.

GARAGE 11' 7" x 8' 2" (3.53m x 2.49m) Having power and light.

LANDING Providing access to all three bedrooms and bathroom.

BEDROOM ONE 9' 1" x 13' 9" (2.77m x 4.19m) Carpeted and having double glazed window, radiator, ceiling light and power points.

BEDROOM TWO 9' 11" x 7' (3.02m x 2.13m) Carpeted and having double glazed window, radiator, ceiling light and power points.

BEDROOM THREE 6' 10" x 6' 4" (2.08m x 1.93m) Carpeted and having double glazed window, radiator, ceiling light and power points.

BATHROOM 5' 10" x 6' 11" (1.78m x 2.11m) Tiled throughout and having double glazed window, bath with overhead shower, low level wc, wash basin, heated towel rail and ceiling light.

Council Tax Band C - Birmingham City Council

Predicted mobile phone coverage and broadband services at the property:-

Mobile coverage - voice and data available for EE, O2, Three and Vodafone.

Broadband coverage:-

Broadband Type = Standard Highest available download speed 1 Mbps.
Highest available upload speed 0.2 Mbps.
Broadband Type = Superfast Highest available download speed 80 Mbps.
Highest available upload speed 20 Mbps.
Broadband Type = Ultrafast Highest available download speed 1000 Mbps.
Highest available upload speed 100 Mbps.

Networks in your area - Openreach, Virgin Media

FIXTURES AND FITTINGS as per sales particulars.

TENURE

The Agent understands that the property is freehold. However we are still awaiting confirmation from the vendors Solicitors and would advise all interested parties to obtain verification through their Solicitor or Surveyor.

GREEN AND COMPANY has not tested any apparatus, equipment, fixture or services and so cannot verify they are in working order, or fit for their purpose. The buyer is strongly advised to obtain verification from their Solicitor or Surveyor. Please note that all measurements are approximate.

If you require the full EPC certificate direct to your email address please contact the sales branch marketing this property and they will email the EPC certificate to you in a PDF format

WANT TO SELL YOUR OWN PROPERTY?
CONTACT YOUR LOCAL GREEN & COMPANY BRANCH ON 0121 321 3991

