

Boscombe Road,



Offers Over £150,000

KLARICO estate agents proudly present this stunning 3 bedroom end terrace property located within a prominent part of Birmingham. Benefits from having an impressive rear garden and provides on street parking for multiple vehicles. Provides Spacious Reception Room. CHAIN FREE!

Welcome to Boscombe Road, Birmingham - a charming end terrace house with great potential! This property boasts a spacious reception room perfect for entertaining guests or relaxing with your family. With three bedrooms, there's plenty of space for everyone to enjoy. The 761 sq ft layout offers room to grow and create a beautiful home with your personal touch.

Located in a convenient area, this property provides on-road parking for your vehicles. Imagine the possibilities this house holds - from upgrading the bathroom to transforming the bedrooms into cozy retreats. Don't miss out on the chance to turn this house into your dream home in Birmingham.





## Boscombe Road,

- Spacious Reception Room
- Double Glazing
- Garden
- Ideal for First Time Buyers
- 3 Bedrooms
- Gas Central Heating
- Good Condition
- Ideal Family Home

### Living Room

25'11" x 10'6" (7.90m x 3.21m)

Double glazed bay window to front, laminate/carpet flooring, chimney breast, wall mounted radiator, ceiling lights, skirting, coving to ceiling

### Kitchen

6'10" x 10'6" (2.08m x 3.21m)

Double glazed window to side, laminate flooring, splashback tiling, wall mounted radiator, ceiling lights, storage units, worktops, drainer sink with mixer tap

### Utility

1'7" x 0'8" (0.49m x 0.20m)

storage units, worktop, laminate flooring, Plumbing for white goods

### Bathroom

6'2" x 6'5" (1.89m x 1.95m)

Privacy double glazed window to side, lino flooring, wall tiles, electrical shower unit, wash basin with taps

### Bedroom 1

14'5" x 6'7" (4.40m x 2.00m)

Double glazed window to front, carpet, wall mounted radiator, skirting, ceiling light

### Bedroom 2

11'6" x 7'6" (3.50m x 2.28m)

Double glazed window to rear, carpet, wall mounted radiator, skirting, ceiling light

### Bedroom 3

8'6" x 5'6" (2.60m x 1.68m)

Double glazed window to rear, carpet, wall mounted radiator, skirting, ceiling light

### Garden

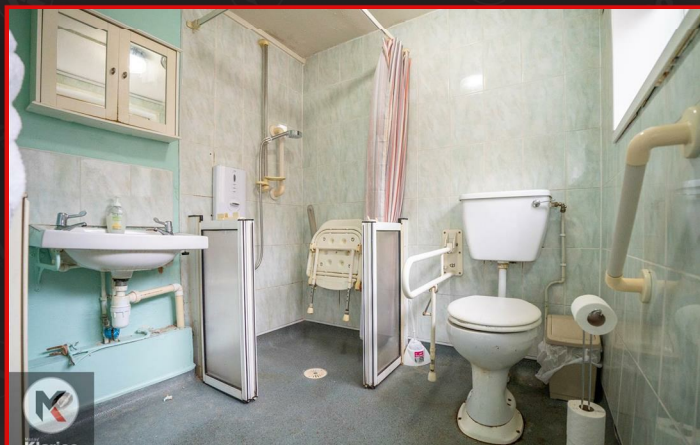
Garden slabs, privacy from rear, Fence panels to boundaries, laid lawn, patio area

### Directions





## Boscombe Road,





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Total area: approx. 70.7 sq. metres (760.9 sq. feet)

This plan is not to scale and is given merely as a guide to show the approximate location of one room to another. This is only used for illustration purposes and should be as such by any other party thus no responsibility is taken for any error, omission or misstatement. Any appliances, fixtures, systems etc have not been tested and therefore no guarantee can be provided.



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