

Bibury Road, Hall Green



3 2 1 D

£325,000

Bibury Road, Hall Green

- Semi-Detached
- Off Road Parking
- Further Potential (stpp)
- 3 Bedrooms
- Prime Location
- Garage
- 2 Reception Rooms
- CHAIN FREE

KLARICO Estate Agents would like to introduce this 3 bedroom semi-detached property located within a sought after street in Hall Green, Birmingham. Provides off-road parking along with a garage. Currently in need of modernising with huge potential to be further extended (stpp)

Welcome to Bibury Road, Hall Green - a charming semi-detached house with fantastic potential! This property boasts 2 reception rooms, 3 bedrooms, and 1 bathroom, making it an ideal family home. Currently in need of modernising to become a stunning home.

One of the standout features of this property is the ample parking space available - with parking for multiple vehicles on the driveway along with off-road parking within a garage, parking will never be an issue for you or your guests.

The property is presented to a good standard, offering a comfortable and inviting living space. But what truly sets this home apart is the huge potential it holds for further extension (subject to planning permission). Imagine the possibilities of creating your dream kitchen, a spacious home office, or even a cosy reading nook - the choice is yours!

Located in the desirable area of Hall Green, this property combines the tranquillity of suburban living with easy access to local amenities and excellent schools, making it a perfect choice for families.

Disclaimer

“This property is being sold on behalf of a corporate client. It is marketed subject to obtaining the grant of probate and must remain on the market until contracts are exchanged. As part of a deceased's estate it may not be possible to provide answers to the standard property questionnaire. Please refer to the agent before viewing if you feel this may affect your buying decision.”
“Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order.”

Directions

Lounge
4.90m x 3.20m (16'0" x 10'5")
Double glazed bay window to front, carpet, ceiling light, chimney with fireplace, wall mounted radiator

Dining Room
4.60m x 3.60m (15'1" x 11'9")
Double glazed sliding doors to rear garden, carpet, ceiling light, wall mounted radiator, chimney with fireplace

Kitchen
2.80m x 2.40m (9'2" x 7'10")
Double glazed window to rear, lino flooring, ceiling light, worktop, storage cupboards, drainer sink with mixer tap

Bedroom 1
4.90m x 3.20m (16'0" x 10'5")
Bay window to front, carpet, ceiling light, wall mounted radiator

Bedroom 2
4.00m x 3.50m (13'1" x 11'5")
Double glazed bay window to rear, carpet, ceiling light, storage cupboards, wall mounted radiator

Bedroom 3
2.60m x 2.10m (8'6" x 6'10")
Window to front, wood flooring, ceiling light, wall mounted radiator

Bathroom
2.61m x 2.10m (8'6" x 6'10")
Privacy double glazed window to side, bath with electric shower unit, pedestal sink with taps, ceiling light

Toilet
Privacy window to side, lino flooring, ceiling light, toilet

Rear Garden
Hedge shrubs to boundaries, laid lawn

Garage
9.30m x 2.30m (30'6" x 7'6")
Up and over door to garage

Tenure: Freehold
Council Tax Band: D



Bibury Road, Hall Green

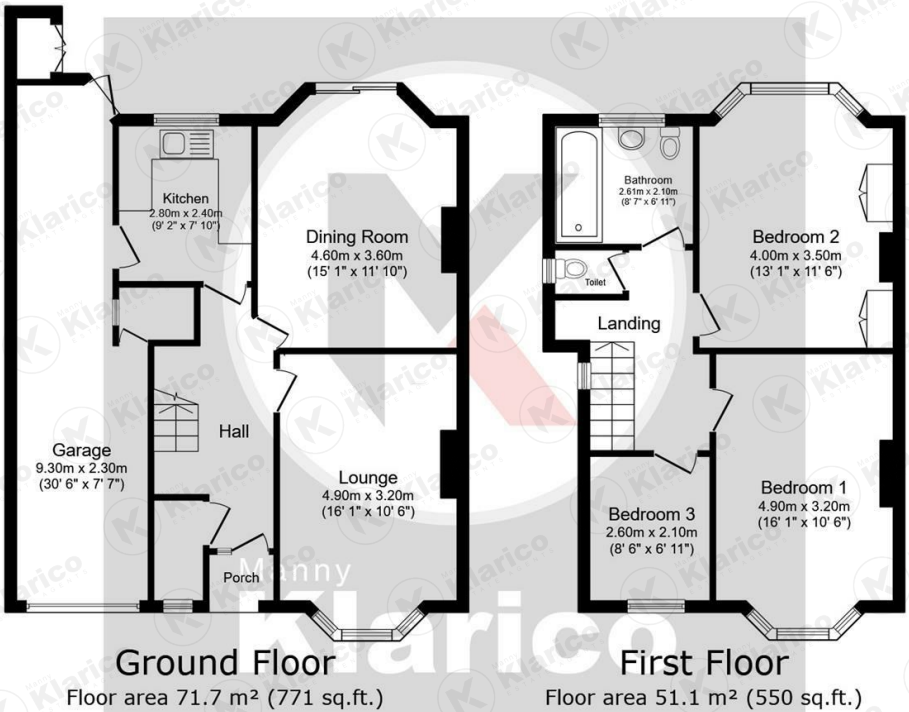


Bibury Road, Hall Green



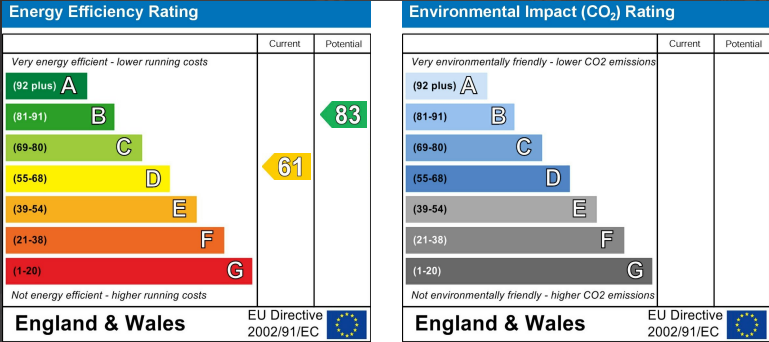
Bibury Road, Hall Green





TOTAL: 122.8 m² (1,322 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).



176 Highfield Road
Hall Green
Birmingham
West Midlands
B28 0HT

0121 777 7211
www.mannyklarico.co.uk

