

Solihull Road, Sparkhill



£195,000

Solihull Road, Sparkhill

- Mid-Terrace
- 3 Bedrooms
- Gas Central Heating
- Ideal First Time Buyer
- 2 Reception Rooms
- Outbuilding
- Double Glazed
- Ideal Family Home

Tenure: Freehold
Council Tax Band: A

Nestled on the charming Solihull Road in Birmingham, this delightful mid-terrace house offers a perfect blend of character and modern living. Built in the 1920s, the property spans an impressive 799 square feet, providing ample space for families or professionals seeking a comfortable home.

Upon entering, you are greeted by two inviting reception rooms, ideal for entertaining guests or enjoying quiet evenings with family. The layout is both practical and appealing, allowing for a seamless flow between spaces. The three well-proportioned bedrooms offer a peaceful retreat, ensuring restful nights and a tranquil atmosphere.

The bathroom is thoughtfully designed, catering to the needs of modern living while maintaining the charm of the property's era. The house is in good condition, allowing you to move in with ease and start enjoying your new home right away.

Situated in a good location, this property benefits from excellent transport links and local amenities, making it a convenient choice for those who value accessibility and community. Whether you are a first-time buyer or looking to invest, this home presents a wonderful opportunity to embrace life in Birmingham. Don't miss the chance to make this charming house your own.

Reception Room

3.43m x 3.38m (11'3" x 11'1")
Double glazed bay window to front, laminate flooring, wall mounted radiator, ceiling lights, skirting, coving to ceiling

Living Room

4.65m x 3.38m (15'3" x 11'1")
Double glazed windows to rear, laminate flooring, wall mounted radiator, ceiling lights, skirting, coving to ceiling

Kitchen

2.74m x 1.82m (9'0" x 6'0")
Double glazed window to side, door to garden, tile flooring, splash back tiling, ceiling lights, storage units, worktops, drainer sink with mixer tap, plumbing for white goods

Bathroom

3.24m x 1.82m (10'8" x 6'0")
Privacy double glazed window to side, tile flooring, bathtub with mixer tap, wall tiles, shower unit over bath, wash basin with mixer tap, toilet, extractor fan, wall mounted radiator

Bedroom 1

3.46m x 3.38m (11'4" x 11'1")
Double glazed window to front, carpet flooring, wall mounted radiator, skirting, ceiling light

Bedroom 2

3.70m x 2.44m (12'2" x 8'0")
Double glazed window to rear, laminate flooring, wall mounted radiator, skirting, ceiling light

Bedroom 3

2.72m x 1.82m (8'11" x 6'0")
Double glazed window to rear, laminate flooring, wall mounted radiator, skirting, ceiling light

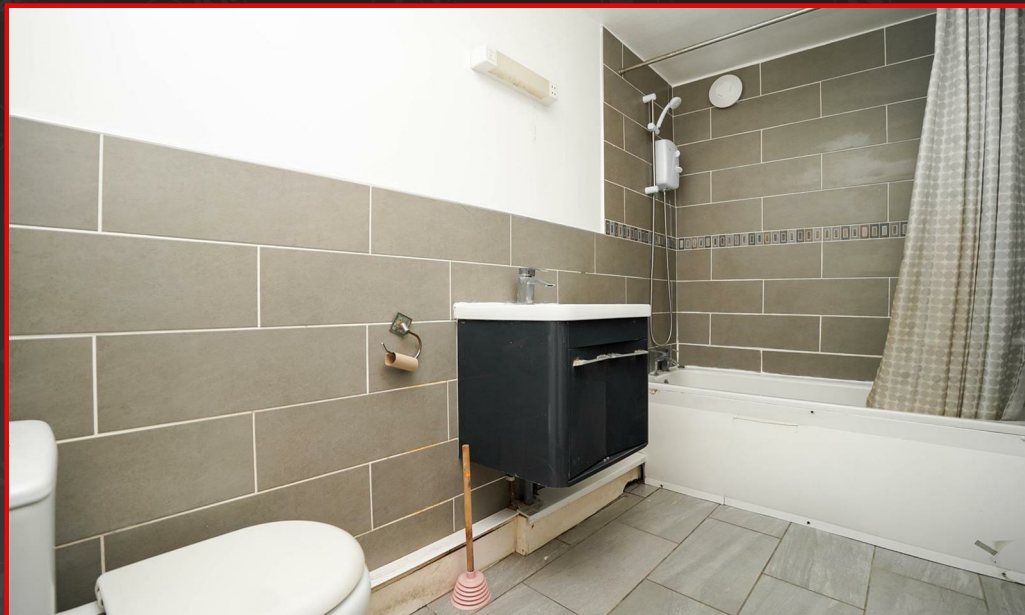
Garden

Spacious garden, garden slabs, fence panels to boundaries

Directions



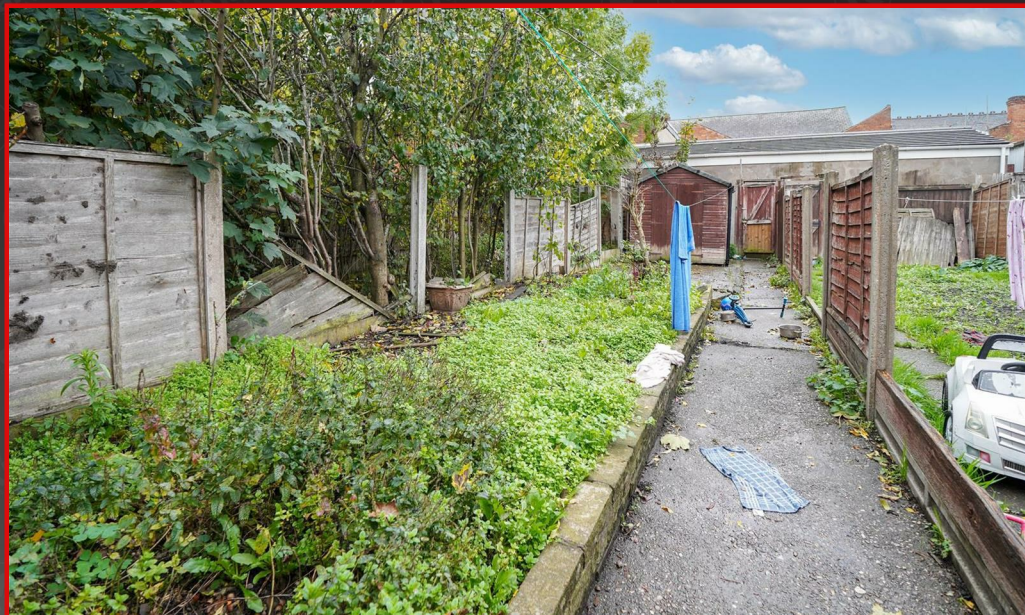
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Total area: approx. 74.3 sq. metres (799.3 sq. feet)

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C		76	(69-80) C		
(55-68) D	57		(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

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