

Horton & Senate



3 Wiseacre Croft, Shirley, Solihull, B90 1BD

£239,950

- NO CHAIN
- Popular Location
- Off Road Parking
- Bathroom
- Three Bedrooms
- Potential to Extend (STPP)
- Kitchen
- Large Rear Garden

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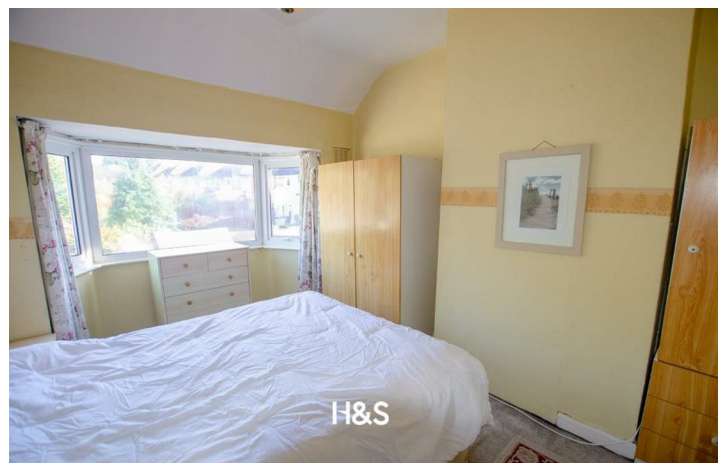
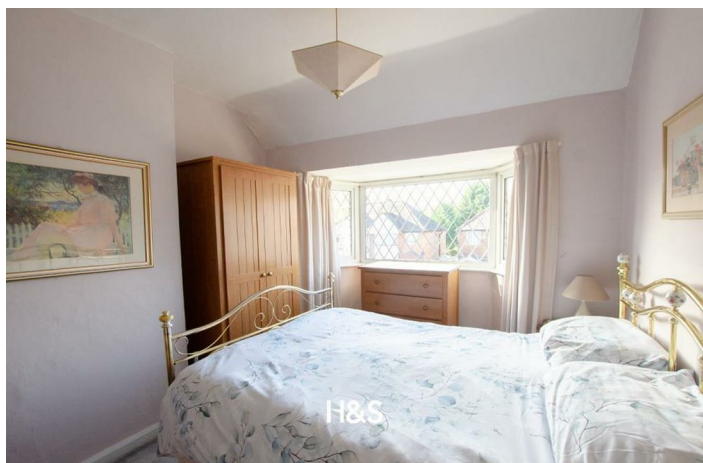
A fantastic opportunity to purchase a three bedroom semi detached property with lots of potential. The property would benefit from modernizing in parts which is perfect for a buyer looking to add their mark to a property. There is NO UPWARD CHAIN and off road parking to the front

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Council Tax Band:



Approach

Via the driveway with steps leading up to the front door

The private rear garden has a slabbed patio area with steps leading to the lawn, there is a further patio area to the rear with space for a shed and greenhouse

Ground Floor

Hall

Stairs leading to first floor landing and doors to ground floor accommodation

Through Lounge

There is a double glazed bay window to the front, central heating radiators and door to the rear leading to the sun room

Sun Room

Space for seating and appliances and a door leading to the rear garden

Kitchen

A range of wall and floor base units with worksurface over, there is a window to the rear and a door leading to the lean to.

Lean To

A handy room with space for appliances and a door providing access to the drive

First Floor

Bathroom

The suite comprises of a bath with shower over, sink and a wc. There is tiling to splash prone areas and a double glazed window to the rear

Bedroom One

A double glazed window to the front and space for wardrobes

Bedroom Two

A double glazed window to the rear over looking the garden and space for wardrobes

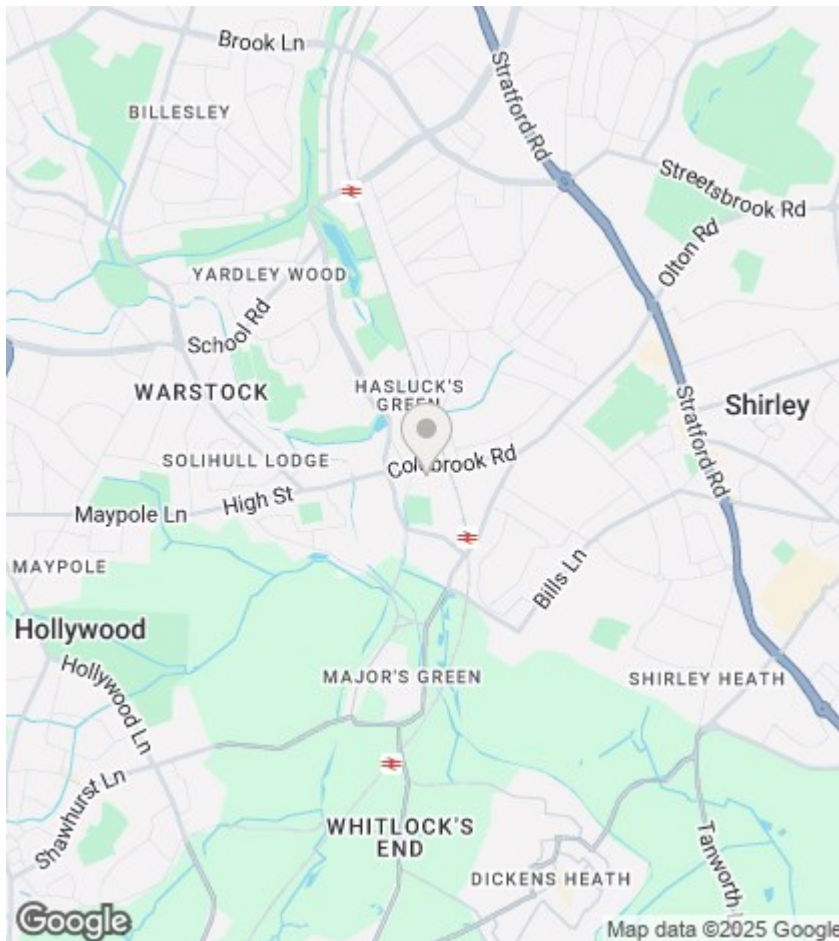
Bedroom Three

A single bedroom with a double glazed window to the front

Rear Garden







Directions

Viewings

Viewings by arrangement only. Call 0121 663 0099 to make an appointment.

EPC Rating:

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

