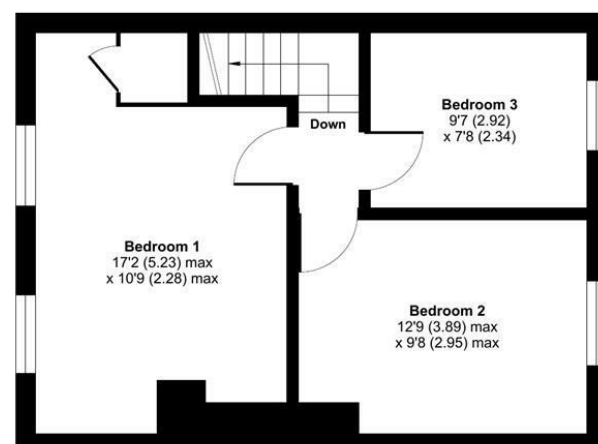




## Ormsby Grove, Birmingham, B27

Approximate Area = 761 sq ft / 70.7 sq m  
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichicom 2022. Produced for Vision Properties. REF: 657506

### PROPERTY ADDRESS

26 Ormsby Grove  
Birmingham  
Warwickshire  
B27 7JW

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	45	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

# Ormsby Grove, B27



Call Us  
01215162222

Email Us  
solihull@vision-properties.co.uk

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We look at  
estate agency  
differently.

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- Estimated rental income - £1,100 pcm
- Generating an attractive 6% return
- Three bedrooms
- Large rear garden
- Driveway parking

**\*\*OPEN DAY BY APPOINTMENT ONLY - THURSDAY 13th FEBRUARY\*\***

Vision Properties are delighted to offer this three-bedroom terrace on Ormsby Grove.

The property offers easy access to a wide range of local amenities including popular shops and supermarkets, there is also excellent local transport with Yardley Wood and Hall Green train station close by, as well as a range of highly rated schools.

The seller has recently carried out the following works:

- Complete New central heating system / Boiler / Radiators put in replacing the old Economy 7
- New Carpets fitted throughout the whole house
- New Decking replaced in the Garden
- Decorated throughout the house
- Front of house repainted

The property has been recently redecorated throughout and benefits from double glazing, large rear garden, paved driveway with parking for two cars. It briefly comprises:

Entrance hall with stairs leading to first floor.

Reception Room – light and spacious living area with carpet and useful under stairs storage cupboard.

Kitchen/Diner – a range of modern wall and base units with integrated oven, hob and extractor fan. There is ample space for large, free-standing appliances.

Bedroom One – master bedroom with carpet.

Bedroom Two – second double bedroom with carpet.

Bedroom Three – good size third bedroom with carpet.

Shower Room – with corner shower unit, toilet and sink with vanity unit.

Garden – large rear garden with lawn and decking.

Estimate rental income of £1100 pcm, generating an attractive 6% return at the current asking price



# 3 bedroom House- Terraced £219,999



The property has been recently redecorated throughout and benefits from double glazing, large rear garden, paved driveway with parking for two cars. It briefly comprises:

Entrance hall with stairs leading to first floor.

Reception Room – light and spacious living area with carpet and useful under stairs storage cupboard.

Kitchen/Diner – a range of modern wall and base units with integrated oven, hob and extractor fan. There is ample space for large, free-standing appliances.

Bedroom One – master bedroom with carpet.

Bedroom Two – second double bedroom with carpet.

Bedroom Three – good size third bedroom with carpet.

Shower Room – with corner shower unit, toilet and sink with vanity unit.

Garden – large rear garden with lawn and decking.

Estimate rental income of £1100 pcm, generating an attractive 6% return at the current asking price