



All enquiries Ref: James Paterson

- **Substantial freehold three floor mid terrace house requiring modernisation**
- **Full vacant possession**

Location:

The property is situated on the east side of Pershore Road between its junctions with Third Avenue and Second Avenue within the sought after area of Selly Park. Public transport links include Selly Oak mainline rail station together with a network of local bus services serving the surrounding vicinity. Road links include the A38, A435, A456 and M5. Shopping amenities can be found locally within Selly Oak with an extensive range of shops, bars and restaurants being found in Birmingham City Centre. Recreational pursuits can be found locally at the open spaces of Holders Lane Playing Fields, Selly Park Recreation Ground and Cannon Hill Park. The University of Birmingham and Birmingham Dental Hospital are located nearby.

Description:

Substantial freehold mid terrace house arranged over ground, first and second floors requiring modernisation.

Accommodation:

Second floor: One bedroom

First floor: Three bedrooms, family bathroom/WC

Ground floor: Two reception rooms, kitchen/dining room, shower room, entrance hall

Outside: Front and rear gardens

EPC rating: E

Council Tax Band: C

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

