



116 New House Farm Drive, Birmingham, B31 2FX  
Offers Over £425,000



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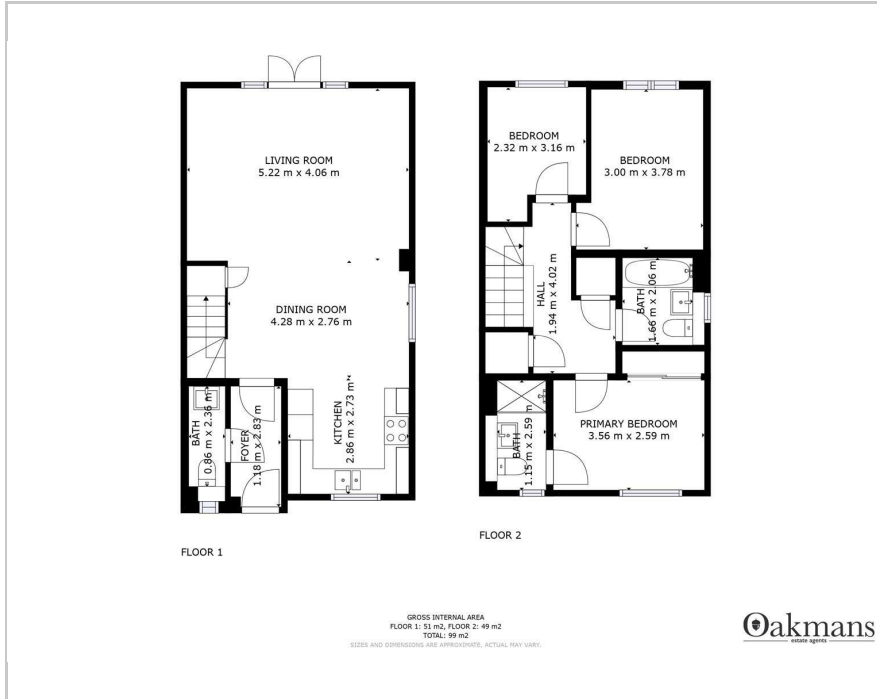
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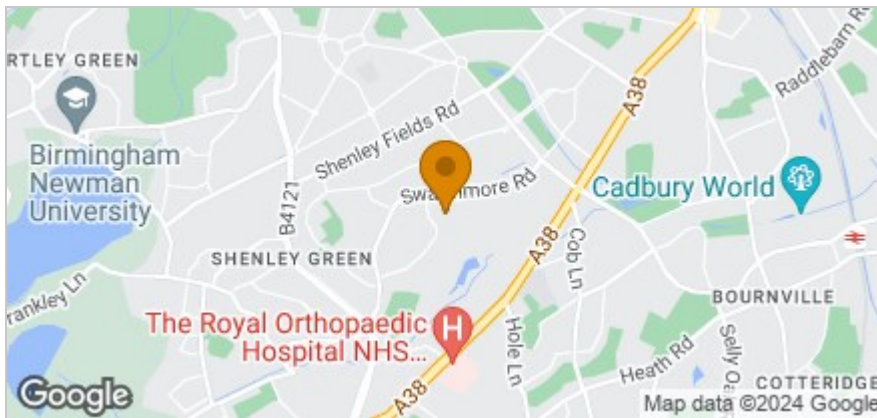
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## Floor Plan



## Area Map



## Accommodation

- Three Bedroom Semi
- Beautifully Presented
- Open Plan Lounge/Diner/Kitchen
- Downstairs W/C
- En-Suite Bathroom to Master
- Family Bathroom
- Parking for Two Cars
- Good Size Rear Garden
- Bournville Village Trust
- Walking Distance to Manor Park

## Viewing

Please contact our Northfield Office on if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.