



**Connells**

Wyrley Road  
Birmingham



Wyrley Road  
Birmingham B6 7BT

for sale offers over  
**£220,000**



### Property Description

We have a Three Bedroom Mid Terraced Family Home located in this popular Residential Area close to Local Schools, Shopping amenities and the M5 / M6 Motorway Links. This family home will be ideal for First Time Buyers looking to put their own stamp on and indeed Investors will be interested due to the rental demand in the area.

#### Lounge Diner

21' 8" x 10' 5" ( 6.60m x 3.17m )

#### Kitchen

14' 2" x 8' 1" ( 4.32m x 2.46m )

#### Downstairs Shower Room

8' 1" x 5' 4" ( 2.46m x 1.63m )

#### Bedroom One

13' 1" x 10' 2" ( 3.99m x 3.10m )

#### Bedroom Two

11' 2" x 8' 5" ( 3.40m x 2.57m )

#### Bedroom Three

8' 2" x 7' ( 2.49m x 2.13m )

#### Bathroom















This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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907 Walsall Road Great Barr  
 BIRMINGHAM B42 1TN

EPC Rating: D Council Tax  
 Band: A

Tenure: Freehold

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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