



Albert Road,Aston BIRMINGHAM B6 5NL

welcome to

Albert Road, Aston BIRMINGHAM

Three-bedroom mid-terrace house on Albert Road, Aston with two reception rooms, downstairs bathroom, fitted kitchen, and low-maintenance rear yard. Close to local amenities and transport links.

Agent Note

Council Tax Band B

Entrance Hall

Stairs to first floor, radiator

Lounge

11' 11" into recess x 11' 4" (3.63m into recess x 3.45m)
Double glazed bay window to the front of the property, radiator

Dining Room

12' 3" into recess x 12' 2" (3.73m into recess x 3.71m)
Double glazed window to the rear of the property, radiator

Kitchen

11' 7" x 8' 10" (3.53m x 2.69m)
Double glazed window to the side of the property, a range of wall and base units with a roll top worksurface, door to basement storage, radiator

Landing

storage cupboard

Bedroom One

17' 4" into recess x 11' 4" (5.28m into recess x 3.45m)
Double glazed window to the front of the property, radiator

Bedroom Two

12' 4" x 10' 10" into recess (3.76m x 3.30m into recess)
Double glazed window to the rear of the property, radiator

Bedroom Three

11' 7" x 8' 11" (3.53m x 2.72m)
Double glazed window to the rear of the property, radiator





Downstairs Bathroom

Bath with over shower, radiator, pedestal sink, radiator, double glazed window to the side of the property

Rear Garden

Patio area



view this property online shipways.co.uk/Property/GRB112055



welcome to

Albert Road, Aston BIRMINGHAM

- THREE BEDROOMS
- TWO RECEPTION ROOMS
- DOWNSTAIRS BATHROOM
- FITTED KITCHEN
- MID-TERRACE PROPERTY

Tenure: Freehold EPC Rating: D
Council Tax Band: B

£230,000



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

view this property online shipways.co.uk/Property/GRB112055



Property Ref:
GRB112055 - 0003

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



0121 358 2281



greatbarr@shipways.co.uk



905 Walsall Road, Great Barr, BIRMINGHAM,
West Midlands, B42 1TN



shipways.co.uk