



**Grindleford Road, Great Barr Birmingham B42 2SG**

**welcome to**

## **Grindleford Road, Great Barr Birmingham**

A three bedroom mid terrace property offered with no onward chain and located in a sought after area in Great Barr.

### **Agency Note**

Council Tax Band is B

### **Entrance Hall**

Understairs storage and radiator.

### **Lounge**

14' into bay x 9' 10" into recess ( 4.27m into bay x 3.00m into recess )

Double glazed bay window to front and radiator.

### **Kitchen/ Diner**

9' 11" x 15' 8" ( 3.02m x 4.78m )

Wall and base units and double glazed sliding doors to conservatory.

### **Conservatory**

10' 11" x 6' 6" ( 3.33m x 1.98m )

Double glazed windows and double glazed doors to rear garden.

### **Landing**

Loft access.

### **Bedroom One**

12' x 10' 6" into wardrobes ( 3.66m x 3.20m into wardrobes )

Fitted wardrobes, radiator and double glazed window to front.

### **Bedroom Two**

9' 11" x 11' 3" ( 3.02m x 3.43m )

Double glazed window to rear and radiator.

### **Bedroom Three**

8' 10" into recess x 6' 10" ( 2.69m into recess x 2.08m )

Double glazed window to front, radiator and built in storage cupboard.

### **Bathroom**

Bath with mixer tap, pedestal sink, w.c, heated towel rail and double glazed window to rear.







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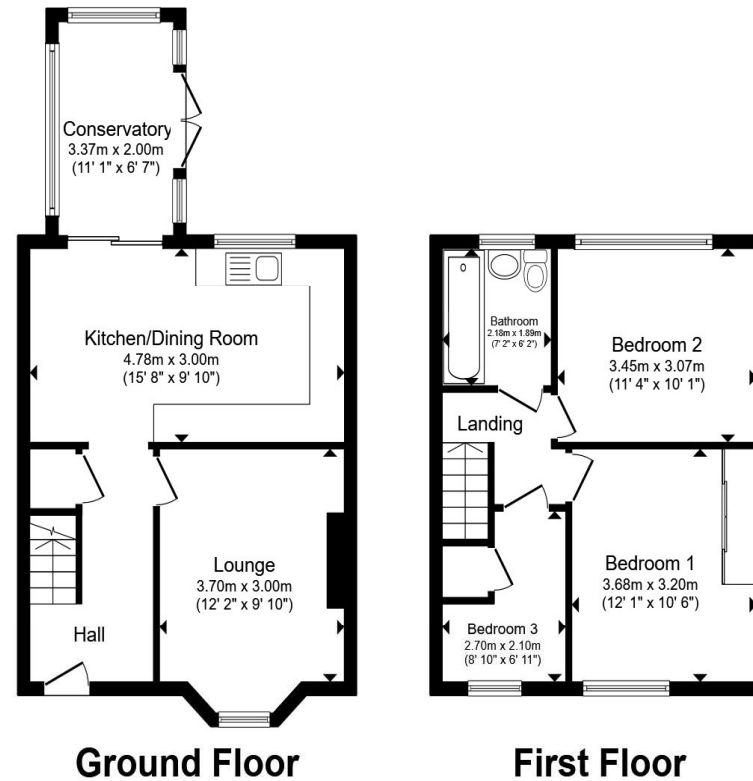
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## Grindleford Road, Great Barr Birmingham

- NO CHAIN
- SOUGHT AFTER LOCATION
- CONSERVATORY
- KITCHEN/ DINER
- LOCAL AMENITIES

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

offers over  
**£200,000**



Total floor area 82.4 m<sup>2</sup> (887 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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Property Ref:  
GRB112321 - 0003

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