



**Greenfield Road,Great Barr Birmingham B43 5AR**

**welcome to**

## **Greenfield Road, Great Barr Birmingham**

A spacious three-bedroom semi-detached home in the sought-after Hamstead area of Great Barr, featuring two reception rooms, a separate kitchen, lean-to with guest WC, modern shower room, driveway, and a well-maintained rear garden. In need of modernisation, offering excellent potential.

### **Agent Note**

The Council Tax Band is B.

### **Approach**

Block paved driveway

### **Entrance Hall**

Carpet, central heating, ceiling light point, double glazed window to the side.

### **Lounge**

14' 3" x 12' 6" ( 4.34m x 3.81m )

Carpet, ceiling light point, gas fire, double glazed window to the front, central heating.

### **Kitchen**

9' 9" x 9' 4" ( 2.97m x 2.84m )

Double glazed window to the rear, tiled floor, ceiling light point, sink, wall and floor cupboards, integrated double oven, gas hob, space for washing machine.

### **Utility Room**

Lean to with brick, two built storage's, wc.

### **Landing**

Double glazed window to the side, carpet, ceiling light point, loft access, cupboard.

### **Bedroom One**

10' 6" x 10' 7" ( 3.20m x 3.23m )

Double glazed window to the front, cupboard, central heating, carpet, ceiling light point.

### **Bedroom Two**

13' 1" x 9' 10" ( 3.99m x 3.00m )

Double glazed window to the rear, central heating, ceiling light point, carpet, cupboard.







### **Bedroom Three**

7' 6" x 10' 1" ( 2.29m x 3.07m )

Double glazed window to the front, central heating, carpet, ceiling light point, cupboard over stairs.

### **Bathroom**

Double glazed window to the rear, shower, wc, sink, heated towel rail, spotlights, tiled walls.

### **Rear Garden**

Slabbed, lawn, shrubbery private not overlooked.



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## Greenfield Road, Great Barr Birmingham

- THREE BEDROOM
- SEMI DETACHED
- SOUGHT AFTER AREA
- GREAT LINKS TO SCHOOLS
- GREAT POTENTIAL

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

offers in excess of  
**£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](http://www.focalagent.com)

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