

Connells

Arden Road Saltley Birmingham

Arden Road Saltley Birmingham B8 1DY

for sale offers in the region of £210,000







Property Description

A SPACIOUS WELL PRESENTED THREE BEDROOM HOUSE - Having two reception rooms, converted one reception room into ground floor the bedroom, ground floor w/c, kitchen, three bedrooms on first floor, front and rear gardens. Ideal for first time buyers.

Here at Connells Birmingham City office we offer free advice on the house buying, selling, investing and letting process. Whilst also offering a large range of brand new build properties. We also offer mortgage advise should you need it whether you're a purchaser, seller or investor. Please contact us for more information.

Property Details

Off street parking with fence and path leading to front door.

Entrance Hall

Having laminate flooring and doors off to:

Ground Floor W.C

Low level w.c and wash hand basin.

Lounge

11' 1" \overleftarrow{x} 11' 5" (3.38m x 3.48m) Having laminate flooring, radiator and access to rear garden.

Downstairs Bedroom

8' 5" x 12' 5" (2.57m x 3.78m) Having a double glazed bay window, carpet flooring and radiator.

Kitchen

13' 7" x 6' 5" (4.14m x 1.96m) Kitchen comprising of wall and base units to include work surfaces over, sink and drainer, cooker point with cooker hood overhead, partly tiled and double glazed window.

First Floor Landing

Having a radiator, laminate flooring and doors off to:

Bedroom One

10' 9" x 12' 6" (3.28m x 3.81m) Having a double glazed bay window, laminate flooring and radiator.

Bedroom Two

11' 2" max x 8' 8" max (3.40m max x 2.64m max) Having a double glazed window, carpet flooring, storage and radiator.

Bedroom Three

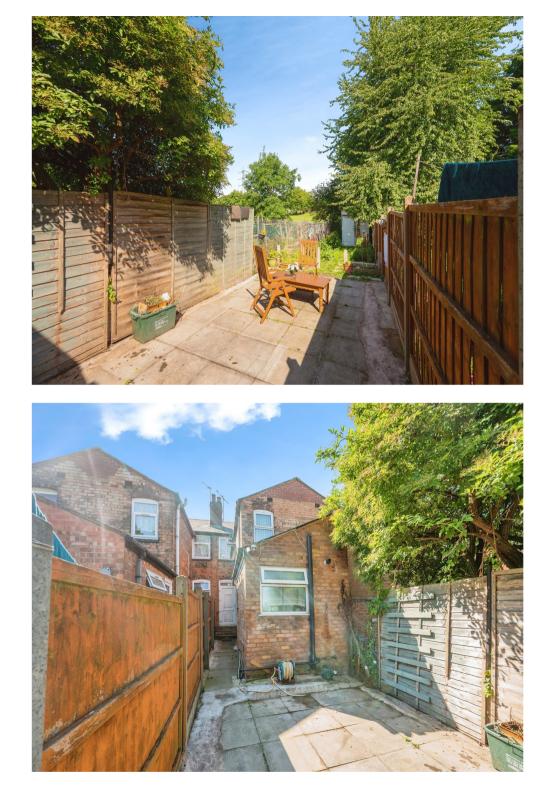
9' 9" x 6' 5" (2.97m x 1.96m) Having a double glazed window, carpet flooring and radiator.

Bathroom

Bathroom suite with corner bath with shower overhead, wash hand basin, low level w.c, tiled, large heated towel rail radiator and double glazed window.

Rear Garden

Patio area, shed, various plants and shrubs with rear access.





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

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EPC Rating: C

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Tenure: Freehold





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.

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