



6 Yorkminster Drive

chelmsley Wood , Birmingham, B37 7UE

- 3 Bedrooms
- Kitchen Diner
- Lounge
- Bathroom

Guide Price £150,000

EPC Rating 'TBC'



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Property Description

Are you a landlord looking to increase your portfolio , or just looking to start out as a Landlord? This is the 3 bedroom property for you, with an existing tenant there is no hassle.

Situated in the heart of Chelmsley wood Close to Shops, Schools and Transport Links

Ground Floor

Porch

Door to:

Lounge

4.15m (13'7") x 3.79m (12'5")

UPVC double glazed window to front, radiator, door to, Stairs and Various PowerPoints.

Kitchen/Diner

4.61m (15'1") x 3.16m (10'4")

Fitted with a Range of Base units with workspace over, stainless Steel Sink , UPVC double glazed window to rear, Storage cupboard, uPVC double glazed French door



First Floor

Landing

UPVC double glazed window to side, Storage cupboard, doors to.

Bathroom

Fitted with three-piece suite comprising bath, wash hand basin and low-level WC, uPVC double glazed window to rear, sliding door.

Bedroom 1

3.98m (13'1") x 2.67m (8'9")

UPVC double glazed window to front, Radiator and Various PowerPoints.

Bedroom 2

3.33m (10'11") x 2.67m (8'9")

UPVC double glazed window to rear, Radiator and Various PowerPoints

Bedroom 3

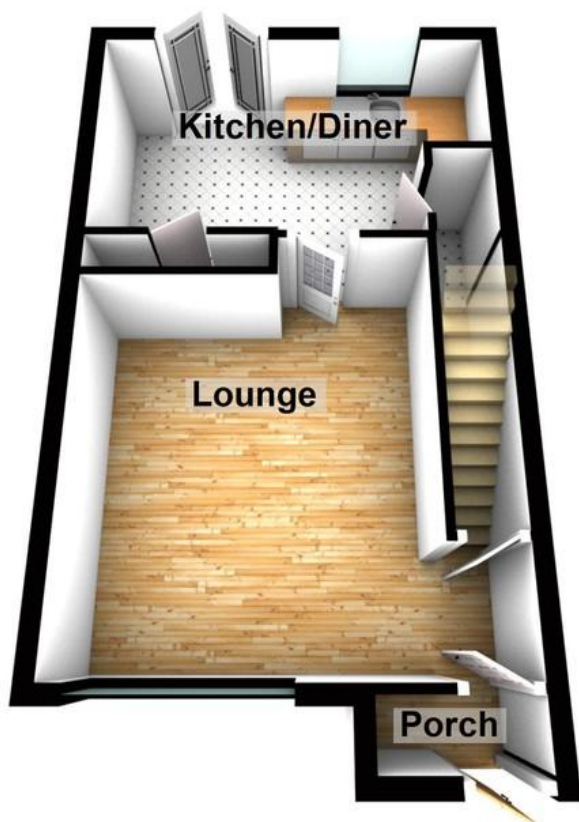
3.07m (10'1") x 1.84m (6') plus 0.13m (0'5") x 0.13m (0'5") UPVC double glazed window to front, Radiator and Various PowerPoints



Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

Energy efficiency chart

Ground Floor



First Floor



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.