



Bexley Road, Kingstanding
Birmingham, B44 0AE

£185,000

Kingstanding

£185,000



A three bedroom terraced family home, ideal for First Time Buyers as well as buy to let investors and set behind a slabbed driveway.

The property is accessed via a porch which leads to the entrance hall with stairs off and a door opens into the lounge with a single glazed bay window to the front and an understairs storage cupboard. The kitchen has a range of fitted units with a built in oven and hob, spaces for a washing machine and fridge/freezer and a window and door lead out to the garden. The bathroom has a white suite with a shower over the bath, wall tiling and a single glazed window to the rear.

On the first floor there are three bedrooms, the master is a particularly spacious double with two single glazed windows to the front and an over stairs storage cupboard, the second bedroom is also a double with a single glazed window to the rear whilst the third bedroom is an excellent size and has the wall mounted central heating boiler and a single glazed window to the rear.

Outside there is an extensive slabbed patio leading to the lawned area, the property benefits from a shared side passage, gas central heating, part double glazing and must be viewed.





Property Specification

THREE BEDROOMS
MID TERRACED
IDEAL FOR FIRST TIME BUYERS
GREAT FOR TO LET INVESTORS
DRIVEWAY

Lounge
5.19m (17') into bay x 3.72m (12'2") max

Kitchen
2.89m (9'6") x 2.86m (9'5")

Bathroom
2.86m (9'5") x 1.64m (5'5")

Bedroom 1
5.25m (17'3") max x 3.29m (10'10")

Bedroom
2 3.81m (12'6") x 2.87m (9'5")

Bedroom 3
2.90m (9'6") x 2.28m (7'6")

Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.
Came on the market: 19th June 2024

Viewer's Note:

Services connected: Gas Electric Water Drainage

Council tax band: A

Tenure: Freehold

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



Energy Efficiency Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		86
(69-80)	C		
(55-68)	D		
(39-54)	E	51	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Map Location

