



Kingstanding Road, Kingstanding
Birmingham, B44 8AX

Offers Over £200,000

Kingstanding

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Offered to the market with No Onward Chain, this three bedroom semi detached home located on the popular Kingstanding Road.

Situated close to good local schools, shops, and amenities, this home is perfect for First Time Buyers and Investors. Approached via a block paved frontage (no dropped kerb) and entered through a secure porch. Upon entry you are welcomed by an inviting hallway giving you access to the open plan lounge/dining room. The extended kitchen offers an array of wall and base units, plenty of countertop space, sink unit with side drainer and gas cooker. Completing the ground floor is a useful utility/wc room. Heading upstairs you are presented with three bedrooms, two of which are fit for a double bed and then a single third bedroom. The family bathroom consists of a bathtub with shower over, hand wash unit and WC.

Externally, the home has a good-sized rear garden with a paved patio, lawned area, fencing to the perimeter and a rear right of way.





Property Specification

NO ONWARD CHAIN
THREE BEDROOMS
SEMI DETACHED
EXTENDED KITCHEN
UTILITY/WC

Hallway
3.06m (10') max x 1.78m (5'10")

Lounge/ Dining Room
7.14m (23'5") max x 3.37m (11'1")

Extended Kitchen
5.30m (17'5") x 2.77m (9'1")

Utility/WC
2.96m (9'8") x 1.78m (5'10")

Bedroom 1
3.83m (12'7") max x 3.37m (11'1")

Bedroom 3
2.15m (7'1") x 1.92m (6'4")

Bedroom 2
3.37m (11'1") x 2.69m (8'10")

Bathroom
1.96m (6'5") x 1.87m (6'2")

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: 3rd December 2024

Viewer's Note:

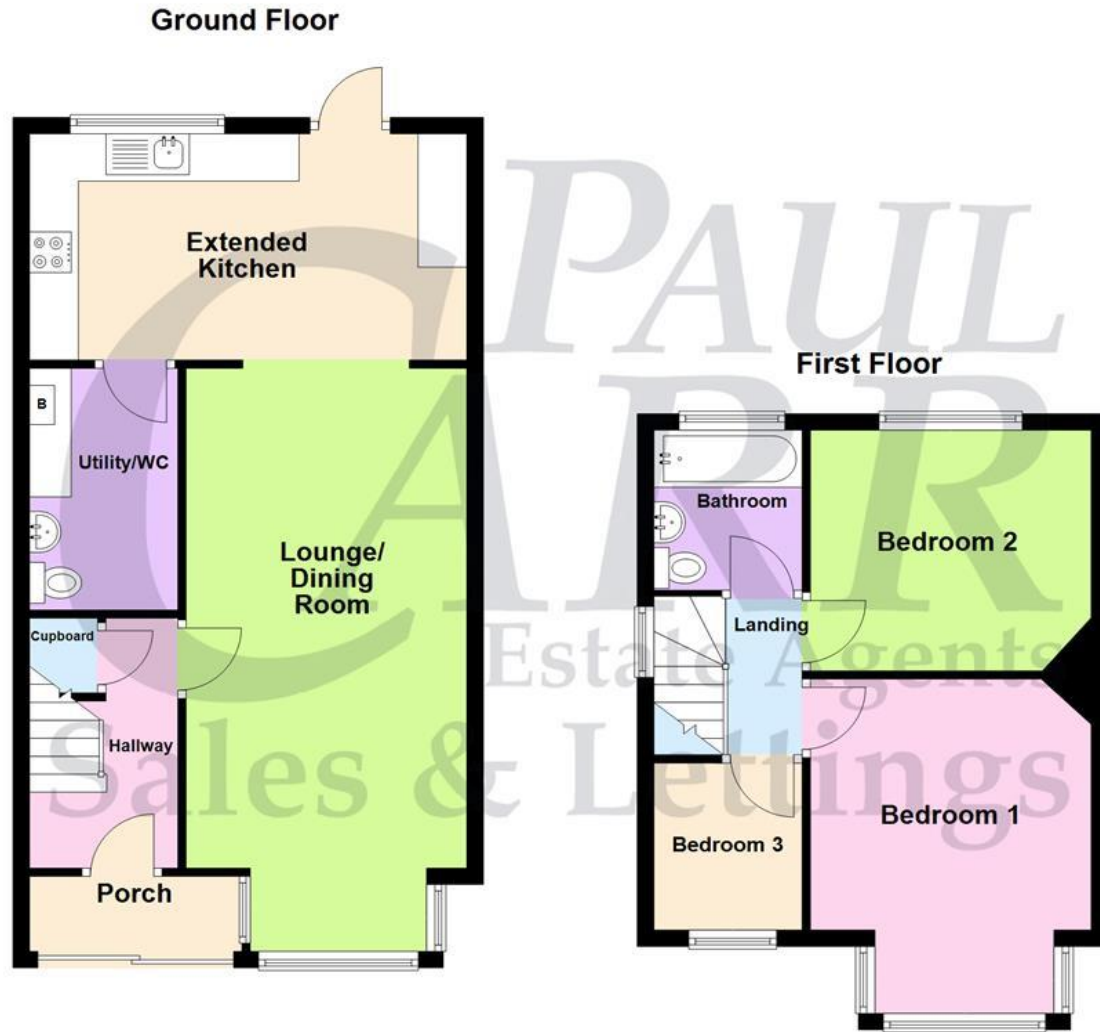
Services connected: Gas Electric Water Drainage

Council tax band: B

Tenure: Freehold

Floor Plan

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



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

Map Location

