



Templeton Road, Great Barr
Birmingham, B44 9DA

Offers Over £250,000

Great Barr

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Welcoming to the market this well presented three-bedroom semidetached house located on the popular Templeton Road.

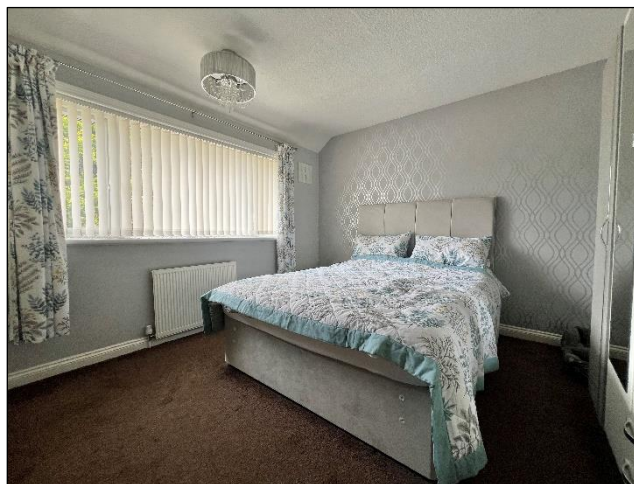
Situated close to good local schools, shops, amenities and it is perfect for first time buyers and investors. Approached via a block paved driveway suitable for multiple vehicles and entered through a secure porch.

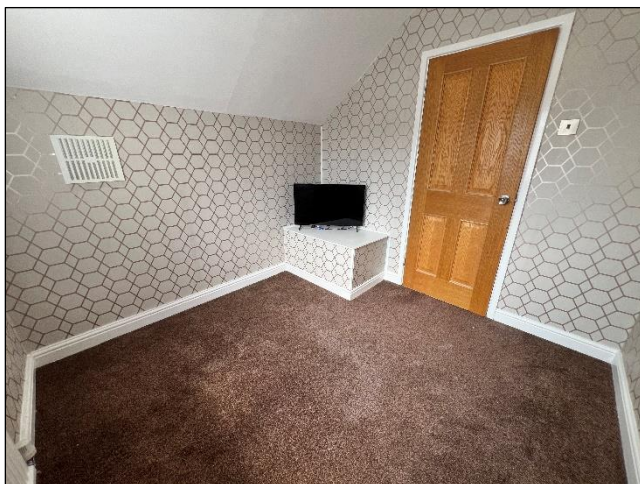
Upon entry you are welcomed by a large hallway giving you access to the dual aspect lounge with a bow window and central heating. The kitchen is a modern Wren kitchen with an array of wall and base units, plenty of countertop space, sink unit with side drainer, electric oven with gas hob and integrated fridge/freezer, dish washer and washing machine.

Heading upstairs you are presented with three bedrooms, two of which are good-sized double rooms and then a smaller but still generously sized third bedroom. The family shower room consists of a walk-in shower, hand wash unit and WC.

Externally, the home has a well-sized private rear garden with a paved patio, lawned area, fencing to the perimeter and a useful garage.

Viewing this property is highly recommended.





Property Specification

THREE BEDROOMS
SEMI DETACHED
WELL PRESENTED
PERFECT FOR FIRST TIME BUYERS AND INVESTORS
BLOCK PAVED DRIVE WAY

Lounge/Dining Room
7.20m (23'7") x 3.80m (12'6")

Kitchen
3.60m (11'10") x 2.80m (9'2")

Bedroom 1
3.70m (12'2") x 3.50m (11'6")

Bedroom 2
3.60m (11'10") max x 3.50m (11'6")

Bedroom 3
2.60m (8'6") x 2.60m (8'6")

Shower Room
2.00m (6'7") x 1.70m (5'7")

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: 11th June 2025

Viewer's Note:

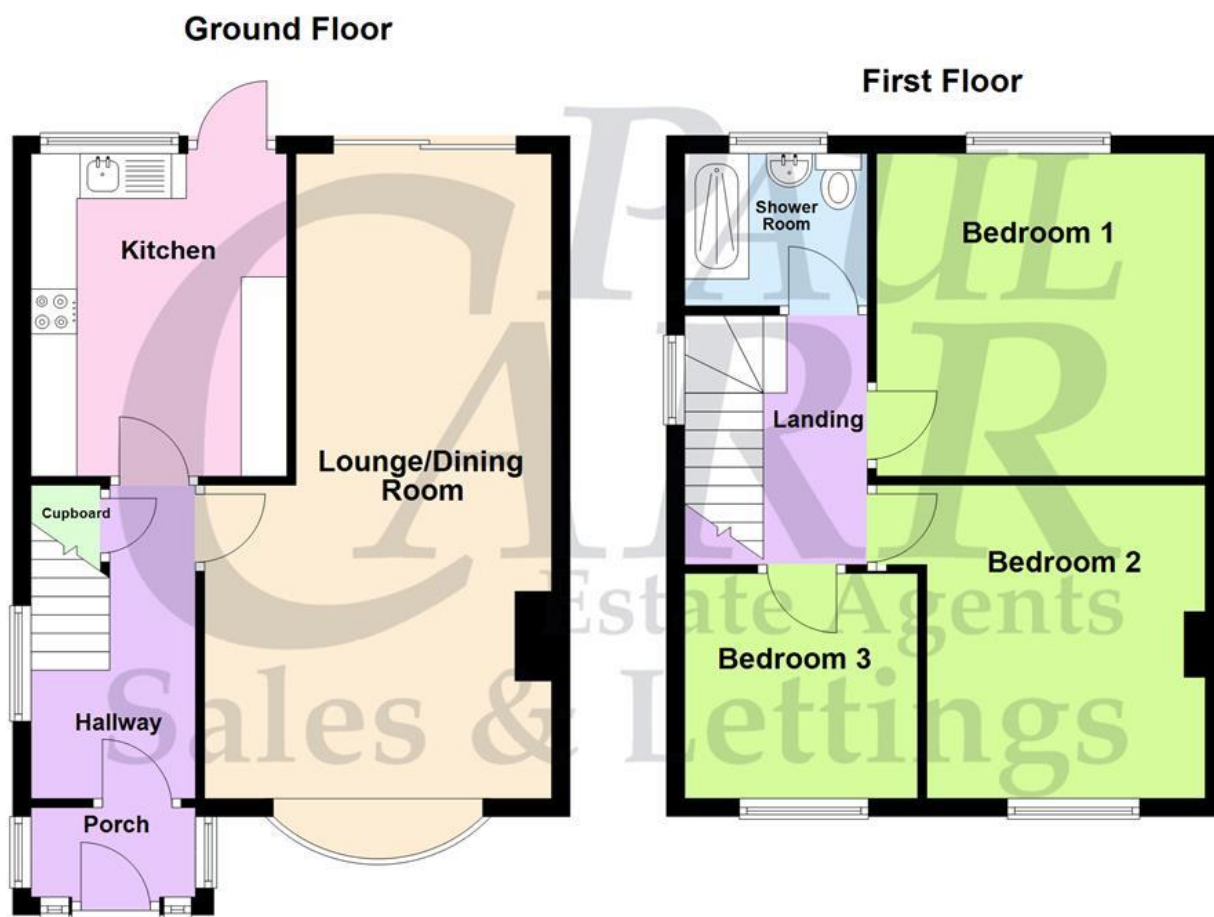
Services connected: Gas Electric Water Drainage

Council tax band: C

Tenure: Freehold

Floor Plan

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



Energy Efficiency Rating

**New
Instruction
Awaiting
E.P.C.**

Map Location

