



## **Wake Green Road**

Moseley, Birmingham

A Spacious Three Bedroom Family Home

• Three Reception Rooms

• Private Mature Rear Garden

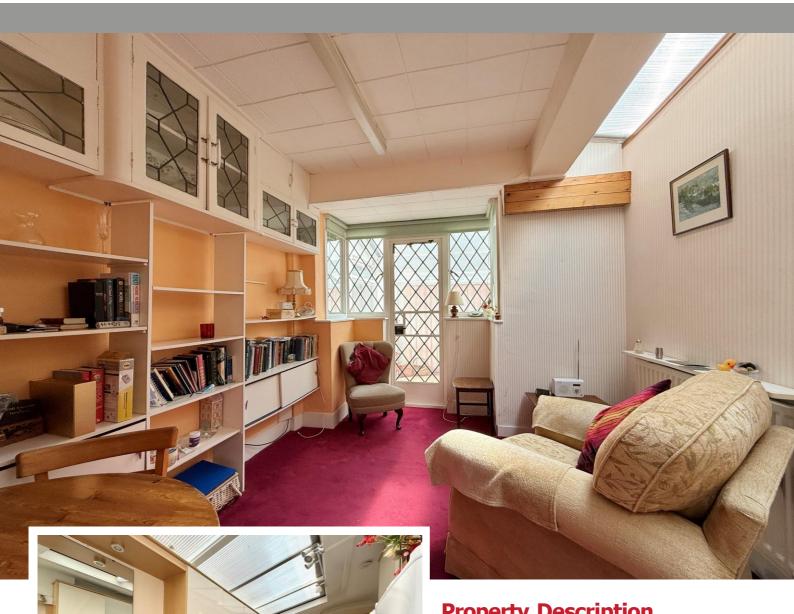
• Side Garage & No Upward Chain

£300,000

Current EPC Rating - TBC Current Council Tax Band - C







## **Property Description**

A three bedroom semidetached property offered for sale with no upward chain and potential for extension/modernisation (STPP). Offering accommodation comprising two reception rooms, breakfast room, kitchen area, garden room, guest WC, shower room, side garage, driveway parking and private mature rear garden





## **Rooms & Measurements**

Reception Room One to Front 4.32m x 3.76m (14'2" (into bay) x 12'4")

Extended Reception Room Two to Rear 6.78m x 3.56m (22'3" x 11'8")

Breakfast Room 3.38m x 2.79m (11'1" x 9'2")

Kitchen Area 1.96m x 4.11m (6'5" x 13'6")

Garden Room 2.31m x 2.16m (7'7" x 7'1")

Bedroom One to Rear 4.7m x 3.51m (15'5" x 11'6")

Bedroom Two to Front 4.34m x 3.15m (14'3" (into bay) x 10'4")

Bedroom Three to Front 2.18m x 2.01m (7'2" x 6'7")

Shower Room to Rear 2.67m x 2.06m (8'9" x 6'9")

Garage 4.62m x 2.67m (15'2" x 8'9")

## Tenure

We are advised by the vendor that the property is freehold. We would advise all interested parties to obtain verification through their own solicitor or legal representative.

EPC supplied by Nigel Hodges. Current council tax band – C









