



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 semi-detached 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



316 Stratford Road
Shirley
Solihull
B90 3DN

www.smart-homes.co.uk
0121 744 4144

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate 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.