



smart homes

- A Very Well Presented Three Bedroom Family Home
- Re-Fitted Breakfast Kitchen & Family Bathroom
- West Facing Rear Garden
- Garage & Driveway Parking

**Kinsey Grove**

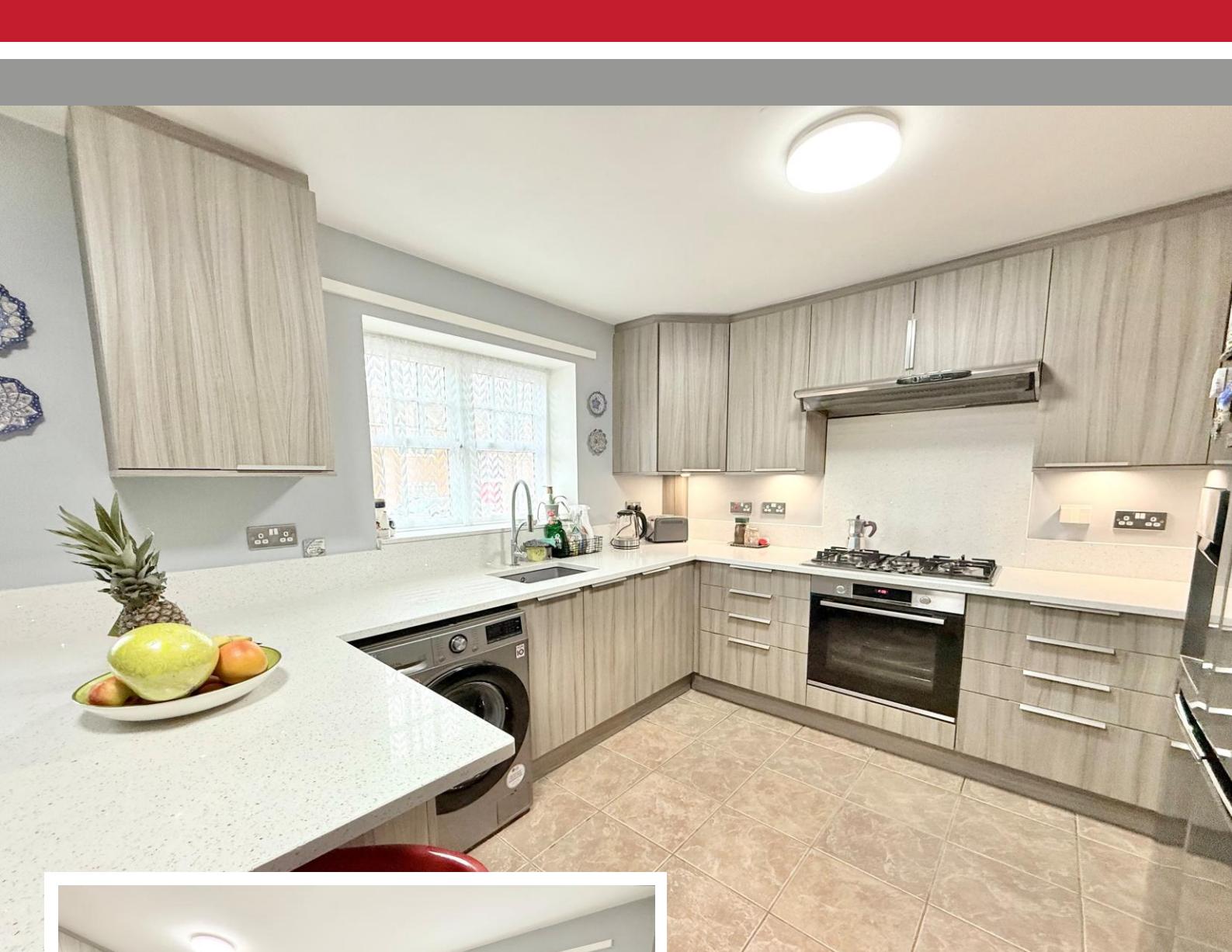
Kings Heath, Birmingham

**Offers Over £285,000**

Current EPC Rating - TBC

Current Council Tax Band - C





## Property Description

A well presented semi-detached family home situated in a most convenient location offering accommodation comprising a through lounge/diner, re-fitted breakfast kitchen, guest W.C, three bedrooms, family bathroom, West facing rear garden, side garage and driveway parking





## Rooms & Measurements

Re-Fitted Breakfast Kitchen to Front 4.11m x 3.05m (13'6" x 10'0")

Through Lounge/Diner 5.64m x 3.15m (18'6" x 10'4")

Bedroom One to Front 4.09m x 2.95m (13'5" x 9'8")

Bedroom Two to Front 3.12m max x 2.64m (10'3" max x 8'8")

Bedroom Three to Rear 3.07m x 2.01m (10'1" x 6'7")

Family Bathroom to Front 2.95m max x 2.31m max (9'8" max x 7'7" max)

### 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](http://www.smart-homes.co.uk)  
0121 744 4144

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