



Hamlet Gardens Hall Green, Birmingham

- An Extended & Very Well Presented Detached Bungalow
- Three Bedrooms
- Re-Fitted En Suite Shower Room & Family Bathroom
- Dining Kitchen, Orangery & Lounge

OIRO £600,000

Current EPC Rating TBC
Current Council Tax Band E





Property Description

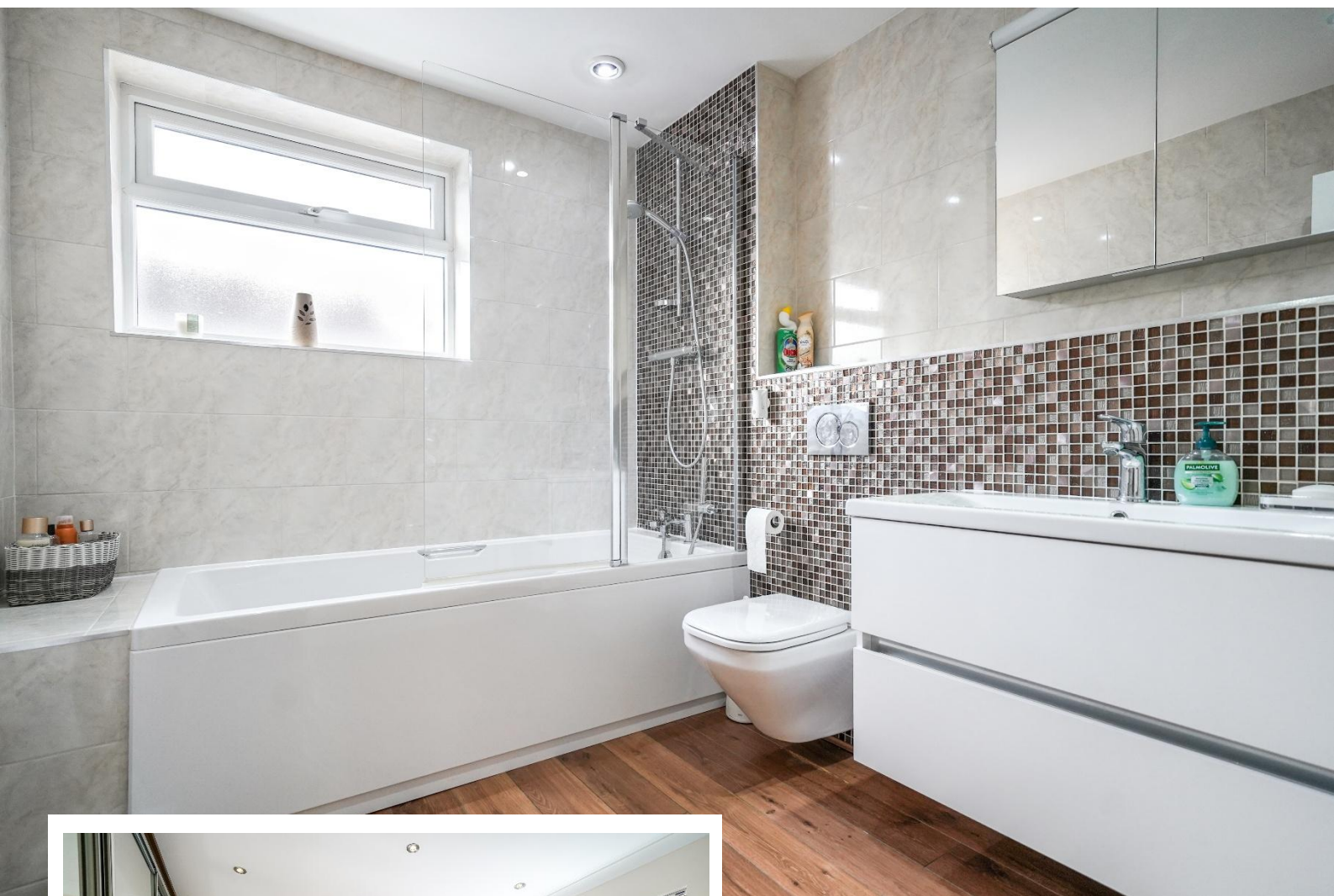
An extended and very well presented detached bungalow situated on a generous corner plot and offering spacious accommodation briefly affording three bedrooms, lounge, dining kitchen, orangery, utility, re-fitted shower room, family bathroom, landscaped rear garden and off road parking

Tenure

We are advised by the vendor that the property is freehold, but are awaiting confirmation from the vendor's solicitor. 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 – E



Rooms & Measurements

Spacious & Welcoming Entrance Hall

Spacious Lounge to Rear - 5.66m x 4.9m (18'7" x 16'1")

Dining Kitchen to Rear - 5.92m x 4.88m (19'5" x 16'0")

Orangery to Rear - 3.73m x 2.97m (12'3" x 9'9")

Utility Room to Rear - 2.18m x 1.42m (7'2" x 4'8")

Spacious Bedroom One to Front - 4.7m x 4.04m (15'5" x 13'3")

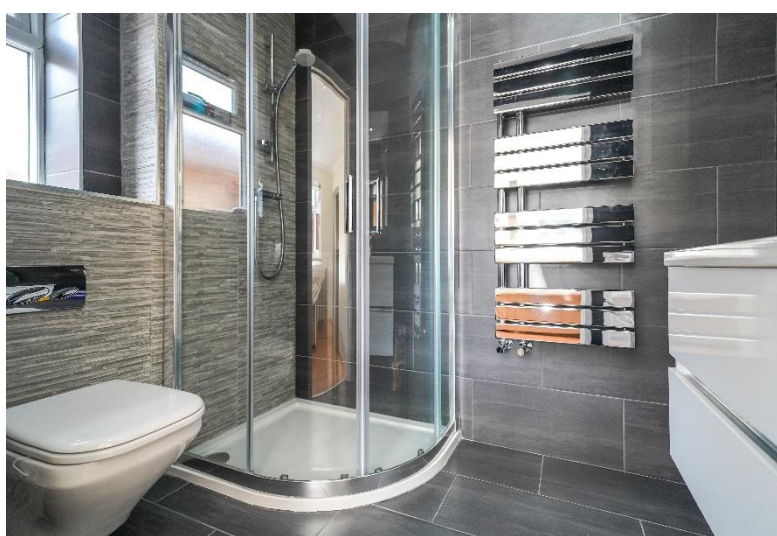
Walk Through Wardrobe - 2.49m x 0.94m (8'2" x 3'1" (to wardrobe frontage)H

Bedroom Two to Front - 3.38m x 3.15m (11'1" x 10'4")

Re-Fitted Shower Room to Side - 1.96m x 1.4m (6'5" x 4'7")

Bedroom Three to Front - 3.56m x 3.12m (11'8" x 10'3" (to wardrobe)

Family Bathroom to Side



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.