



Homelea Road Yardley, Birmingham

- A Well Presented Three Bedroom Family Home
- Fitted Kitchen & Ground Floor Family Bathroom
- Good Size Westerly Facing Rear Garden
- Driveway Parking with EV Charger

£210,000

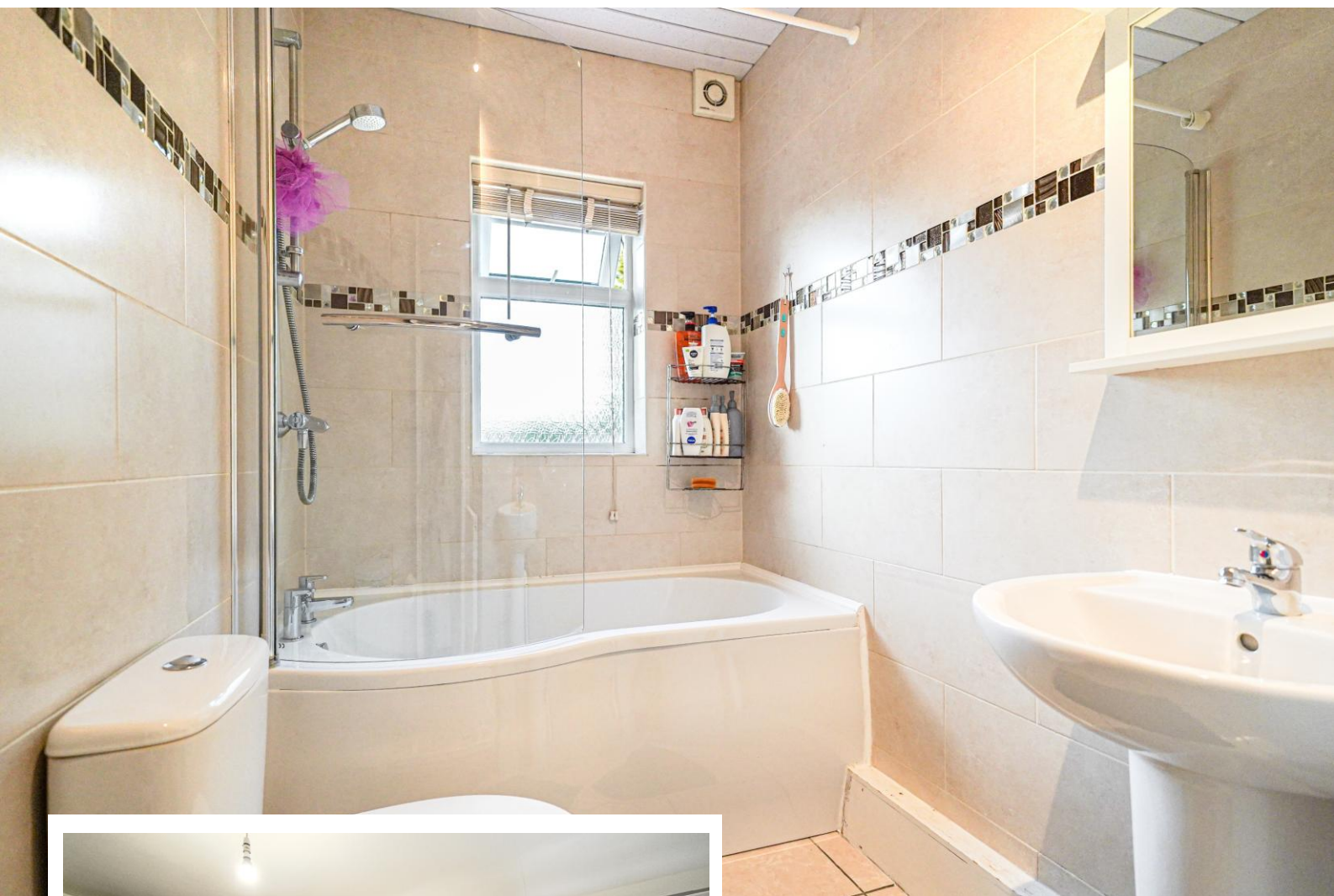
Current EPC Rating - C
Current Council Tax Band - A





Property Description

A well presented mid-terrace family home situated in a most convenient location offering accommodation comprising lounge, fitted kitchen, re-fitted ground floor family bathroom, three bedrooms, en-suite W.C, good size Westerly facing rear garden and driveway parking



Rooms & Measurements

Lounge to Front 5.2m x 3.7m (17'0" x 12'1")

Fitted Kitchen to Rear 3m x 2.8m (9'10" x 9'2")

Ground Floor Re-Fitted Family Bathroom to Rear 2.8m x 1.5m (9'2" x 4'11")

Bedroom One to Front 5.3m max x 3.3m (17'4" max x 10'9")

En-Suite W.C

Bedroom Two to Rear 3.9m x 2.8m (12'9" x 9'2")

Bedroom Three to Rear 2.9m x 2.2m (9'6" x 7'2")

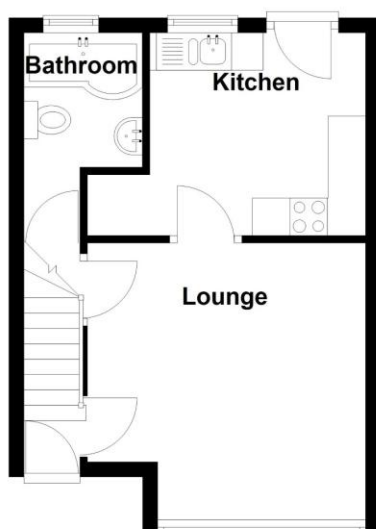
Tenure

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 – A



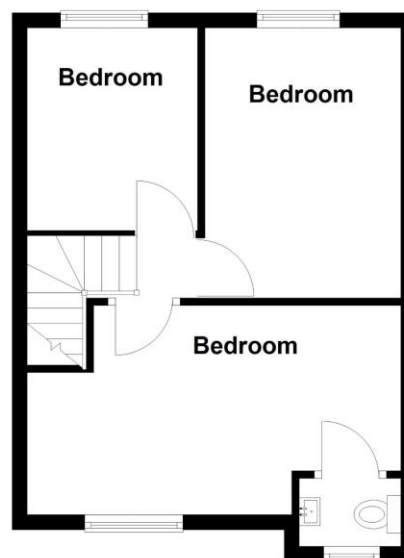
Ground Floor

Approx. 28.2 sq. metres (303.7 sq. feet)



First Floor

Approx. 32.9 sq. metres (354.3 sq. feet)



Total area: approx. 61.1 sq. metres (658.0 sq. feet)

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.