



## Studland Road Hall Green, Birmingham

- A Very Well Presented Three Bedroom Family Home
- Open Plan Lounge/Kitchen/Diner
- Private Mature Rear Garden
- No Upward Chain

**Offers Over £305,000**

Current EPC Rating - D  
Current Council Tax Band - C



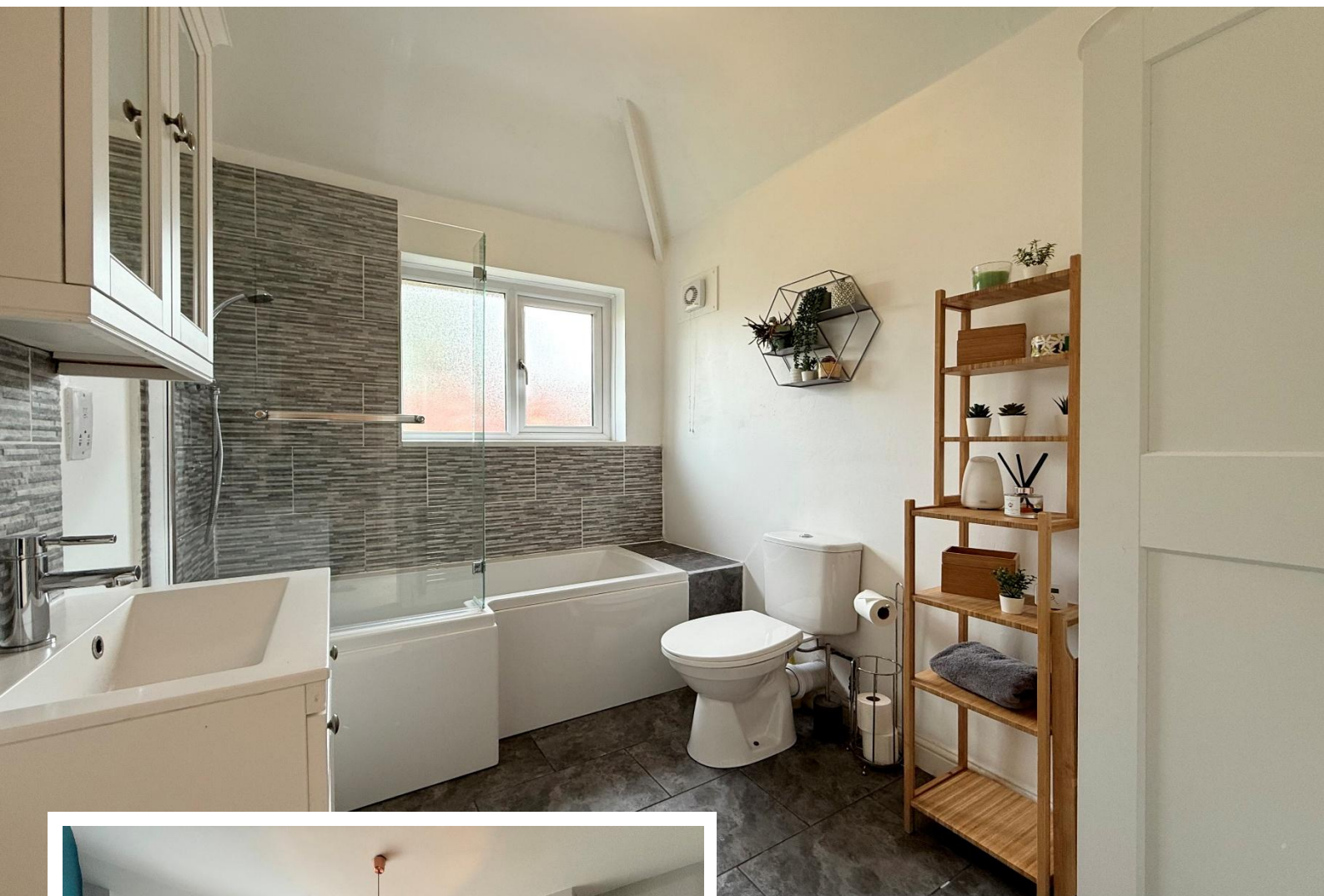




## Property Description

A very well presented semi-detached family home situated in a most popular location and benefiting from no upward chain. Offering accommodation comprising an open plan lounge/kitchen/diner, three bedrooms, re-fitted family bathroom, private mature rear garden and driveway parking





## Rooms & Measurements

Lounge/Diner 8m x 3.53m (26'3" x 11'7")

Fitted Kitchen 3.43m max x 1.93m (11'3" max x 6'4")

Bedroom One to Front 3.43m x 3.35m (11'3" x 11'0")

Bedroom Two to Rear 3.48m x 3.05m (11'5" x 10'0")

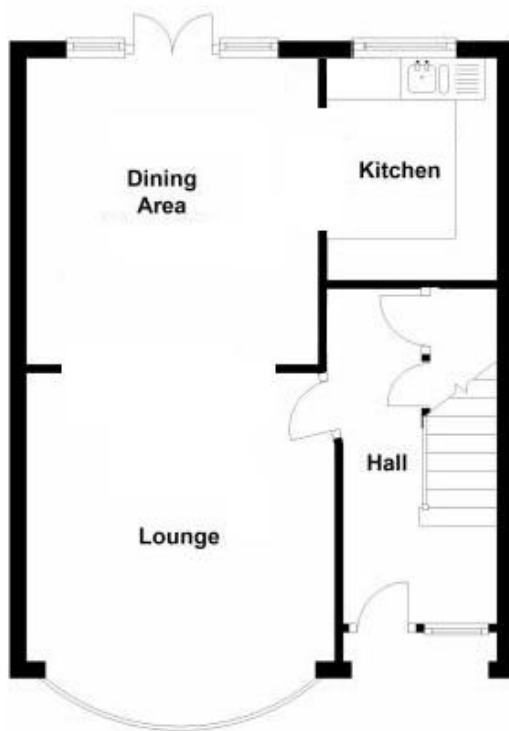
Bedroom Three to Front 2.46m x 1.93m (8'1" x 6'4")

Re-Fitted Family Bathroom to Rear 2.54m x 1.91m (8'4" x 6'3")

### 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





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