



36 Greenfield Road, Birmingham, B17 0EE

Asking Price £350,000

Hadleigh Estate Agents are delighted to offer this fantastic three bedroom end terraced property for sale. Located on the ever popular Greenfield Road this house is offered with no upward chain.

The property comprises, spacious lounge and dining room, fitted kitchen with access to the cellar. The first floor has one double bedroom, one single bedroom and bathroom. On the second floor is a double bedroom with en-suite. To the rear is a private communal courtyard accessed via a secure passageway.

We have been advised the following information, however we advise for you to confirm this with your legal representative as Hadleigh Estate Agents cannot be held accountable.

Tenure - Freehold

EPC - D

Council Tax Band - B

Location



Greenfield Road is within walking distance to Harborne High Street, offering an array of bars, restaurants and shops. Also offering excellent transport links into Birmingham City Centre. Nearby Queen Elizabeth Hospital, University of Birmingham, along with a range of outstanding schools.

Kitchen



Parquet effect flooring, a range of wall and base units, partially tiled walls. Belfast sink, plumbing for washing machine and dishwasher. Double glazed UPVC patio door and window to rear elevation, access to basement.

Lounge / Dining Room



Dual aspect replacement wooden double glazed sash windows to front elevation, two gas central heating radiators, wooden flooring, two ceiling light points and brick feature fireplace.

Landing

Carpet flooring, ceiling spotlights, access to second floor.

Bedroom 2



Original floorboards, double glazed replacement wooden sash window to front elevation, gas central heating radiator, ceiling light point and fitted wardrobe.

Bedroom 3



Carpet flooring, double glazed replacement wooden sash window to front elevation, gas central heating radiator, ceiling light point and storage cupboard.

Master Bedroom



Traditional exposed beams, dual aspect sky lights, original floorboards, ceiling spotlights and gas central heating radiator.

Courtyard



Low maintenance, communal courtyard shared between the immediate neighbouring properties. Further benefitting from the shared use of a brick built outhouse.

Bathroom



Low level flush WC, hand wash basin, shower over bath, original floorboards, obscure double glazed window to rear elevation, ceiling spotlights and towel radiator.

En-Suite Bathroom



Mains shower cubicle, low level flush WC, vanity unit, partially tiled walls, wooden flooring, towel radiator and ceiling spotlights along with sky light.

General Information

We have been advised the following information. We suggest you confirm this with your solicitor as Hadleigh Estate Agents will not be held accountable.
Tenure - Freehold
EPC - D
Council Tax Band - B

Floor Plan

Approx Gross Internal Area
96 sq m / 1035 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

