



Elms Road, , Sutton Coldfield, B72 1JE

- FOR SALE VIA TRADITIONAL AUCTION
- Lounge
- Three Bedroom Semi-Detached Property
- No Central Heating
- EPC TO FOLLOW
- Double Garage to Rear
- Kitchen/Diner
- Immense Potential for Improvement
- Council Tax Band C

By Auction £275,000



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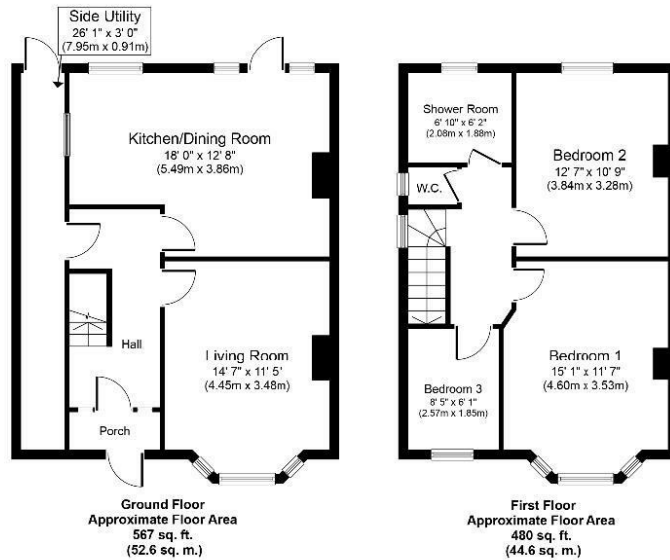
DESCRIPTION

*FOR SALE VIA TRADITIONAL AUCTION * GUIDE PRICE £275,000*
BIDDING CLOSSES 14 NOVEMBER 2.30PM * FEES APPLY *

Situated within this sought after residential area is this 3 bedroomed semi-detached house. The property is in need of substantial modernisation and briefly comprises of hallway, lounge, dining kitchen and to the first floor 3 bedrooms and a family bathroom. Outside are gardens front & rear and a double garage.







Whilst every attempt has been made to ensure the accuracy of the floor plan contained herein, measurements of doors, windows, rooms and any other areas are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or lending purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Viewings

Please contact sutton@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

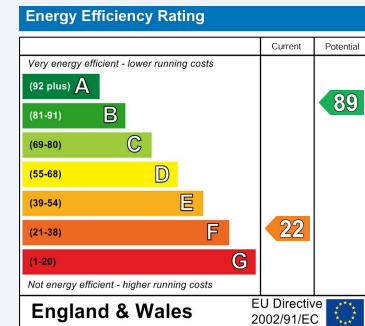
For a valuation of your property, please email the team with your property details, contact information and the times you are available.



32a Beeches Walk, Sutton Coldfield, B73 6HN
Tel: 0121 355 0555 Email: sutton@hunters.com <https://www.hunters.com>

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

