



Pike Drive, Birmingham





Property Description

SOLD UNDER AUCTION TERMS Burchell Edwards are delighted to offer this three bedroom end of terrace property on Pike Drive, Chelmsley Wood (B37). Briefly comprising a lounge, kitchen, downstairs WC, three bedrooms and family bathroom.

This would make an ideal purchase for first time buyers or an investment opportunity as it is superbly located, situated in a sought after location with good transport links and local shops/amenities. Although the property may be in need of some modernisation, it has plenty of potential including a front garden and private garden to the rear.

The property falls within a great catchment area for local Schools and has easy transport links to the M42 Motorway, as well as an easy commute into both Birmingham and Solihull Town Centres.

Additional benefits of double glazing and gas central heating.

Viewings are definitely recommended to appreciate the space and accommodation available

Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey).

The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded.

The property has a Buyer Information Pack

containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of £300 inc VAT towards the preparation cost of the pack.

The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

Entrance Hallway

Carpet and central heating radiator.

Guest W.C

W.C, wash hand basin and carpet.

Lounge

15' 9" x 9' 9" (4.80m x 2.97m)
Double glazed window to front elevation, central heating radiator and carpet.

Kitchen

16' 8" x 9' 2" (5.08m x 2.79m)
Double glazed window and patio doors to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, four ring gas hob with extractor hood, integrated oven and grill, central heating radiator, tiling to splash prone areas and tiled floor.

Landing

Carpet and loft access.

Bedroom One

12' 4" x 9' 9" (3.76m x 2.97m)

Double glazed window to front elevation, carpet and central heating radiator.

Bedroom Two

10' 2" x 7' 6" (3.10m x 2.29m)

Double glazed window to rear elevation, carpet, central heating radiator and storage cupboard.

Bedroom Three

8' 3" x 7' 1" (2.51m x 2.16m)

Double glazed window to rear elevation, carpet and central heating radiator.

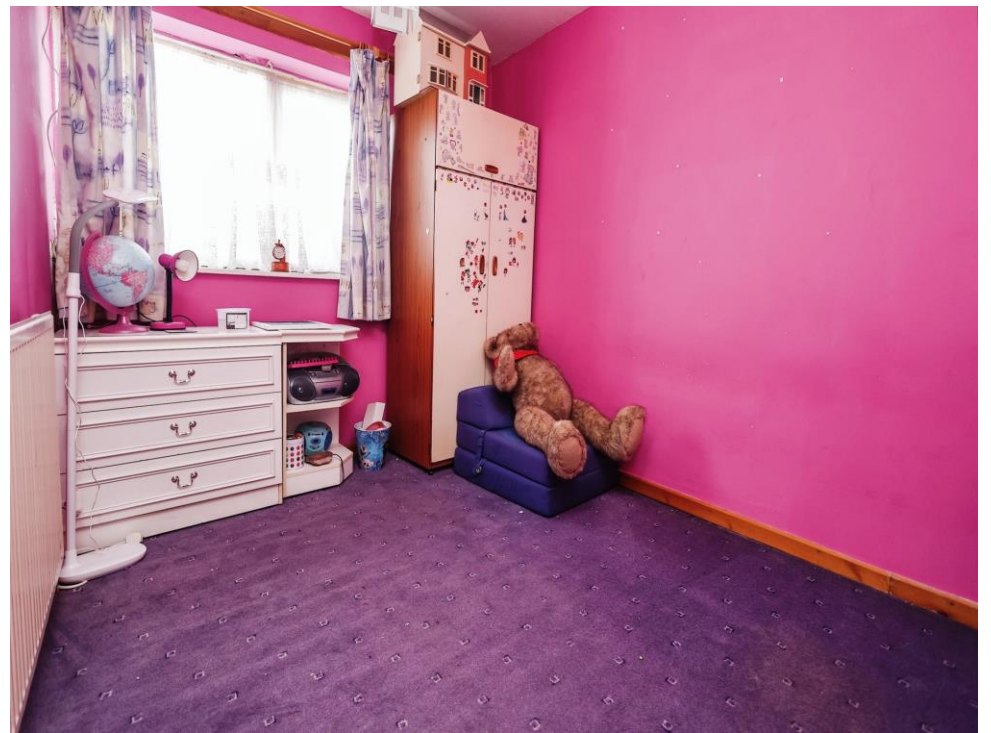
Bathroom

Double glazed window to front elevation, bath with shower over, W.C, wash hand basin, central heating radiator, airing cupboard and carpet.

Rear Garden

Patio, lawn and outside tap.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Burchell Edwards on

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EPC Rating: D

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/CBW209870



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: CBW209870 - 0002