



Connells

Birch Road
Oldbury

Birch Road
Oldbury B68 0ER

for sale offers over
£255,000



Property Description

This charming three-bedroom property is ideal for families looking for a spacious and practical home. It features a generous rear garden, perfect for outdoor activities and entertaining. The property boasts a large driveway, offering ample parking space. With NO UPWARDS CHAIN, this is a great opportunity to move in without delay. There's also significant potential to improve and add value, making it a fantastic investment for those looking to personalise their new home. Call TODAY on 0121-552-2671.

Entrance Hall

Having door to front, stairs to first floor and wall mounted storage heater.

Lounge

16' 9" MAX x 15' 11" MAX (5.11m MAX x 4.85m MAX)

Having two rear facing windows, TV point and gas fire.

Kitchen

9' 1" max x 7' max (2.77m max x 2.13m max)

Having wall and base units, door to the side and window to the side. Sink/drainer integrated into roll top work surface. Storage cupboard, gas cooker point and space for fridge/freezer.

Landing

Having side facing window, loft access and doors leading to various rooms.

Bedroom One

15' 11" x 9' 11" max (4.85m x 3.02m max)

Having rear facing window and wall mounted storage heater.

Bedroom Two

11' 1" x 9' 1" (3.38m x 2.77m)

Having a front facing window and wall mounted storage heater.

Bedroom Three

10' 7" x 6' (3.23m x 1.83m)

Having a rear facing window.

Bathroom

Having bath, wash hand basin, low level WC, front facing window and airing cupboard for additional storage.

Rear Garden

Having a large patio area with step down to a lawned area with fence boundaries and side access.

Garage

Agents Note

Please note that an AML fee is chargeable

once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 0121 552 2671
E oldbury@connells.co.uk

70-76 Birmingham Street
 OLDBURY B69 4EB

EPC Rating: E Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/OLD313069



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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