



DM&Co.
— SALES & LETTINGS —

37 Hall Dale Close
B28 0XH

Fabulous 3-Bedroom Detached House
Located In A Quiet Cul-De-Sac In Hall Green.
Available For Immediate Occupancy On An
Unfurnished Basis.



DETAILS

This beautifully presented 3-bedroom house is available NOW on an unfurnished basis.

Entering into the property, you are welcomed by a hallway which has access to a guest WC.

Just off the hallway, you have access to a spacious lounge that leads seamlessly through to the kitchen/diner which has space for white goods & access to the rear garden.

To the first floor you have two double bedrooms & a good sized single bedroom with built in wardrobe space & a modern family bathroom.

Birmingham Council Tax - Band D



OUTSIDE & LOCATION

This property is set within a quiet cul-de-sac in the popular Hall Green area, well placed for local shops, schools and everyday amenities. The location also offers convenient access to transport links and commuter routes, making it a practical choice for families and professionals alike.

The property benefits from driveway parking for two cars & a single garage.

The rear garden is beautifully maintained, with a patio space for entertaining during summer months.



MATERIAL INFORMATION

Percentage of Mobile Coverage In Your Area -

EE - 88%

Vodafone - 84%

3 - 88%

O2 - 75%

Broadband Availability -

Openreach, Virgin Media

Broadband Type

Standard 11 Mbps (Highest available download speed) 1

Mbps (Highest available upload speed)

Superfast 32 Mbps (Highest available download speed) 6

Mbps (Highest available upload speed)

Ultrafast 1000 Mbps (Highest available download speed) 100

Mbps (Highest available upload speed)

Low Flood Risk

OTHER SERVICES

DM & Co are pleased to offer the following services:-

Residential Lettings: If you are considering letting your property, please contact the office on 0121 775 0101.

Mortgage Services: If you would like advice on the best mortgages available, please contact us on 0121 775 0101.

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

FEATURES

- Well-Presented Family Home
- Bright & Airy Lounge
- Kitchen/Diner With Space For White Goods
- Two Double Bedrooms & Good Sized Single
- Modern Family Bathroom
- Well Maintained Rear Garden
- Driveway Parking & Single Garage
- Holding Deposit - £357.00
- Security Deposit - £1788.46
- Available NOW On An Unfurnished Basis


VIEWING

Book a viewing with Sole Agents DM & Co.
Premium by phone or email:

 0121 775 0101

 lettings@dmandcohomes.co.uk

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	