

Barratt Last

ESTATE AGENTS

0121 776 5744



37 HARTSHILL ROAD, SHARD END, B34 6RE
£210,000 FREEHOLD

- Freehold Mid-terraced
- 'Wimpey No Fines' Non Traditional Construction
- Garage at Rear
- Three Bedrooms
- Central Heating & Double Glazing
- No On-going Chain

301-303 Chester Road, Castle Bromwich, Birmingham, B36 0JG Email: sales@barrattlast.co.uk

Barratt Last Estate Agents is the trading name of Barratt Last (Estate Agents) Limited, registered in England number 6288672.
Registered office: 11 Aldergate, Tamworth, Staffordshire B79 7DL.
A list of Directors is available for inspection at registered office.



GROUND FLOOR

Canopy Porch Entrance

Hallway

Central heating radiator, meter cupboard, understairs store cupboard.

Through Lounge

22'6" x 9'6" (6.88 x 2.91)

Double glazed windows to front and rear, 2 central heating radiators.

Fitted Kitchen

10'5" x 7'9" (3.19 x 2.37)

Matching base and wall units, roll edge worksurfaces, single drainer stainless steel sink, 'built-in' oven and 4 ring ceramic hob unit, cylindrical cooker hood air extractor fan, tiled splashbacks, 'Baxi' wall-mounted gas fired central heating boiler, UPVC door to:-

Covered Side Entry

Doors to front and rear gardens. W.C. and tool store off.

FIRST FLOOR

Landing

Store room, loft access.

Bedroom 1

14'1" x 12'6" (4.30 x 3.82)

2 double glazed windows to fore, 2 central heating radiators, 'built-in' wardrobes.

Bedroom 2

12'0" x 11'5" (3.68 x 3.48)

Double glazed window to rear, central heating radiator, 'built-in' wardrobes.

Bedroom 3

12'3" x 7'5" (3.75 x 2.28)

Double glazed window to fore, central heating radiator, 'built-in' wardrobes.

Bathroom

11'1" x 5'6" (3.4 x 1.69)

Panelled bath with 'Triton' over bath shower fitted, glazed shower screen, pedestal wash hand basin, low flush w.c., central heating radiator, 2 double glazed windows to rear.

OUTSIDE

Rear Garage

Gardens

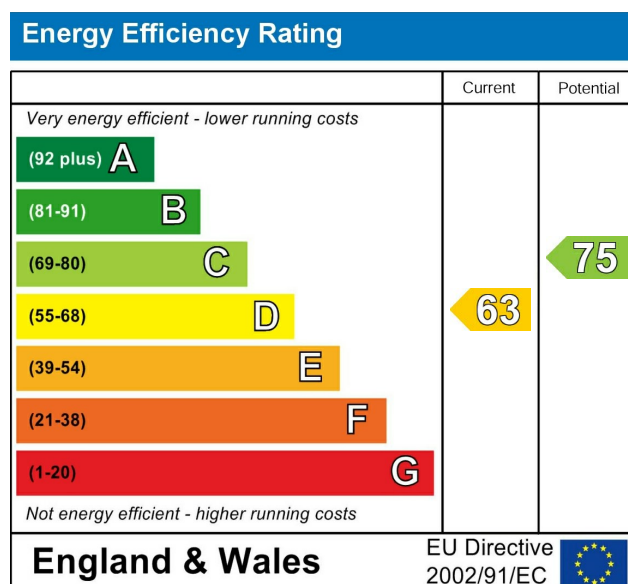
To fore, lawn and approach pathway,

At the rear of the good size garden has patio, pathway, lawn and screen fencing.

ADDITIONAL INFORMATION

Tenure - We understand that the property is Freehold, however we would advise that all interested parties have this information verified by a Legal Representative.

Council Tax - Band B - Birmingham City Council.



HOME TO SELL?

If you are selling your home, arrange a Free Valuation today. Call 0121 776 5744.

FIND US ON:



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 or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

