

for sale

offers over **£400,000** Freehold



Heythrop Grove Birmingham B13 0AU

A well-presented three-bedroom link detached family home, ideally positioned on a quiet cul-de-sac in the popular Moseley area. Offering spacious and versatile accommodation, this property is perfect for families or buyers seeking a well-connected yet peaceful setting.

- Energy Rating: D
- Freehold
- Two Reception Rooms
- Three Bedrooms
- Driveway accommodating three vehicles

Property Details

Lounge 13' 10" x 12' 5" (4.22m x 3.78m)
Double Glazed Bay Window
Radiator
Engineered hard wood floors.

Toilet
Towel Rail Radiator
Tiled Throughout

Dining Room 11' x 14' 5" (3.35m x 4.39m)
Double Glazed Door to Rear Garden
Electric Fire
Engineered hard wood floors.

Kitchen 7' 1" x 18' 10" (2.16m x 5.74m)
Double Glazed Door to Rear Garden
Radiator
Boiler
Gas Oven and Hob with extractor fan
Integrated Dishwasher

Hallway
Engineered hard wood floors.

Bedroom One 11' 1" x 14' 7" (3.38m x 4.45m)
Double Glazed Bay Window
Radiator

Bedroom Two 11' x 14' 7" (3.35m x 4.45m)
Double Glazed Bay Window
Radiator

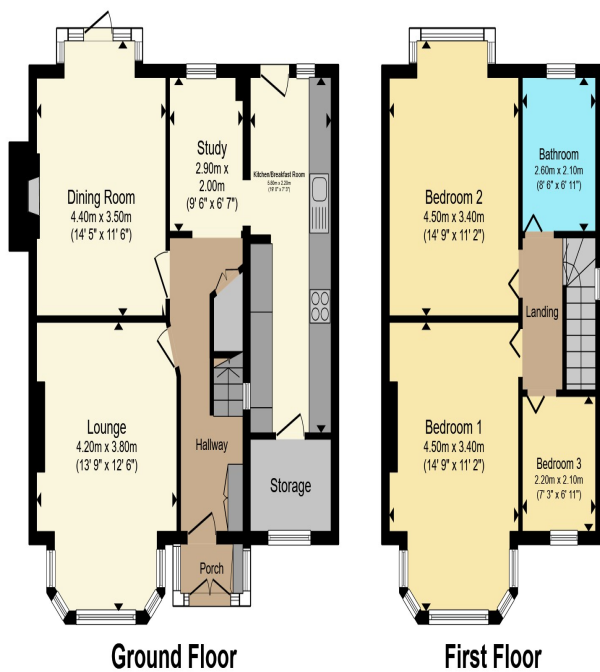
Bedroom Three 6' 11" x 7' 2" (2.11m x 2.18m)
Double Glazed Bay Window
Radiator

Study
Engineered hard wood floors.

Loft
Part Boarded Built in Ladder

Bathroom
Bath with Shower
Basin





Total floor area 112.2 m² (1,208 sq.ft.) approx

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.propertybox.io



To view this property please contact Connells on

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Property Ref: KTH310991 - 0007

Tenure:Freehold EPC Rating: D

Council Tax Band: D

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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