smarthomes

Webb Lane

Hall Green, Birmingham

- An Extended and Well Presented Detached Bungalow
- Two Double Bedrooms (Formerly Three)
- Spacious Lounge
- Modern Family Kitchen
- En-Suite Shower Room
- Family Showe Room

Offers Over £450,000

Current EPC Rating 62 (D)

Current Council Tax Band D

Property Description

An extended and well presented two (formerly three) double bedroom detached bungalow benefitting from a modern kitchen/family room, spacious lounge, utility, guest W.C, en-suite shower room, family shower room, driveway parking and a private mature rear garden with large summer house

Tenure

We are advised by the vendor that the property is freehold. We would advise all interested parties to obtain verification through their own solicitor or legal representative

EPC supplied by vendor
Current council tax band – D

Rooms & Measurements

Spacious Reception Hall - 3.78m x 3.15m (12'4" x 10'4")

Spacious Lounge to Front - 5.28m x 3.84m (17'4" x 12'7")

Superb Open Plan Kitchen/Family Room to Rear - 6.86m x 4.22m (22'6" x 13'10")

Superb L-Shaped Master Bedroom to Rear - 5.64m max x 5.28m max (18'6" max x 17'4" max)

En-Suite Shower Room to Rear

Bedroom Two to Front - 4.39m x 3.12m (14'5" x 10'3")

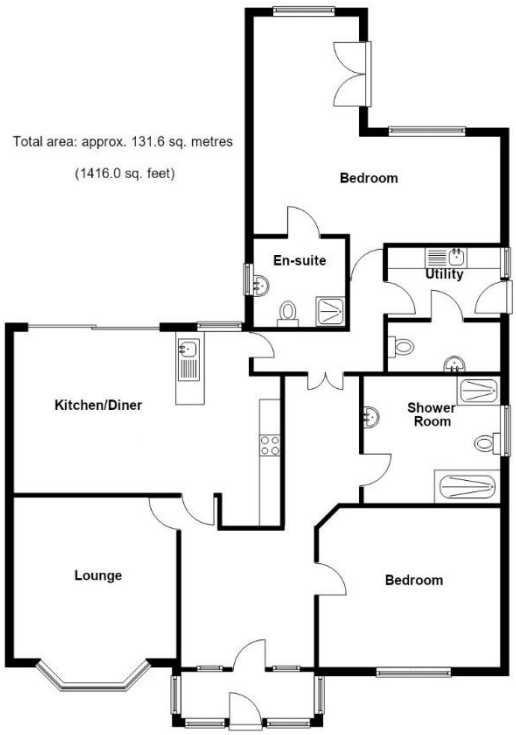
Family Shower Room - 3.43m x 3.25m (11'3" x 10'8")

Utility - 3.73m x 1.78m (12'3" x 5'10")

Guest W.C

Large Summer House

Agents Note – Digital Furnishing
This property has been partially digitally furnished with the assistance of AI technology. We would advise to carefully check the marketing photos at your viewing appointment to ensure that you are happy that the fabric of the property is accurately reflected.



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate 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.