



**DM&Co.**  
— SALES & LETTINGS —

7 Sarehole Road  
B28 8DU

This Well-Presented 3-Bedroom House Has Recently Been Redecorated & Benefits From Brand New Flooring Throughout. Available NOW On An Unfurnished Basis.



## DETAILS

This well-presented 3-bedroom house is available for immediate occupancy on an unfurnished basis.

Entering into the property you are welcomed by a small hallway which has access to two reception rooms.

From the rear reception room, you have access to a galley kitchen, complete with a gas cooker.

The newly refurbished family bathroom is also located on the ground floor.

To the first floor, you have two spacious double bedrooms & a single bedroom.

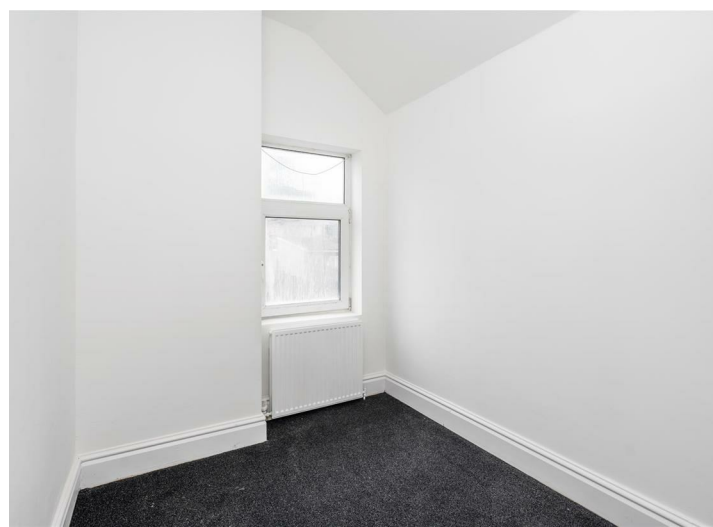
Birmingham Council Tax - Band B



## OUTSIDE & LOCATION

The property benefits from driveway parking for 1 car.

This property offers excellent access to local shops, well-regarded schools and convenient transport links into Birmingham City Centre. The area is also known for its nearby green spaces and everyday amenities, making it a practical and well-connected setting for families and professionals alike.



## MATERIAL INFORMATION

Percentage of Mobile Coverage In Your Area -

EE - 88%

Vodafone - 82%

3 - 87%

O2 - 70%

Broadband Availability -

Openreach, Virgin Media

Broadband Type

Standard 9 Mbps (Highest available download speed) 0.9

Mbps (Highest available upload speed)

Superfast 67 Mbps (Highest available download speed) 19

Mbps (Highest available upload speed)

Ultrafast 1800 Mbps (Highest available download speed) 220

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

- Spacious 3-Bedroom Home
- Benefitting From Re-Decoration & New Flooring Throughout
- Two Reception Rooms
- Newly Fitted Kitchen
- Modern Downstairs Bathroom
- Two Double Bedrooms & One Single Bedroom
- Driveway Parking For 1 Car
- Holding Deposit - £276.00
- Security Deposit - £1384.61
- 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) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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