



Worlds End Lane, Quinton Birmingham B32 1JX

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welcome to

Worlds End Lane, Quinton Birmingham

*** WELL PRESENTED THREE BEDROOM HOME *** SOUGHT AFTER QUINTON LOCATION *** TWO RECEPTION ROOMS *** WALKING DISTANCE TO LOCAL AMENITIES *** FRONT AND REAR GARDENS *** PERFECT FOR FIRST TIME BUYERS OR INVESTORS ***

Agent Note

This property is council tax band C.
The boiler was replaced in 2018 - had a 7-year guarantee. Runs out in 2026.

Entrance Porch

Double glazed door to front.

Entrance Hallway

Central heating radiator.

Lounge

13' x 10' (3.96m x 3.05m)
Double glazed window to front, central heating radiator, fireplace.

Dining Room

12' x 9' 1" (3.66m x 2.77m)
Double glazed window to rear, central heating radiator, fireplace.

Kitchen

13' x 5' (3.96m x 1.52m)
Double glazed window to front, central heating radiator, range of wall & base units with worktops over, stainless steel sink & drainer, plumbing for utilities, induction hob, extractor hood and integrated oven.

Landing

Double glazed window to side.

Bedroom 1

10' plus recess. x 9' 1" (3.05m plus recess. x 2.77m)
Double glazed windows to front, central heating radiator.

Bedroom 2

13' x 10' 1" (3.96m x 3.07m)
Double glazed window to rear, central heating radiator.

Bedroom 3

7' x 6' 1" (2.13m x 1.85m)
Double glazed window to front, central heating radiator.

Bathroom

Double glazed frosted window to rear, low level flush w/c, wash hand basin with mixer tap, bath with electric shower over, tiles to splash-prone areas.

Lean To - Ground Floor

To side - for storage, with front & back doors.

Front Garden

lawn & pathway to front, potential to convert to a driveway - subject to planning permission.

Rear Garden

Fully enclosed, paved pathway, patio & lawn.





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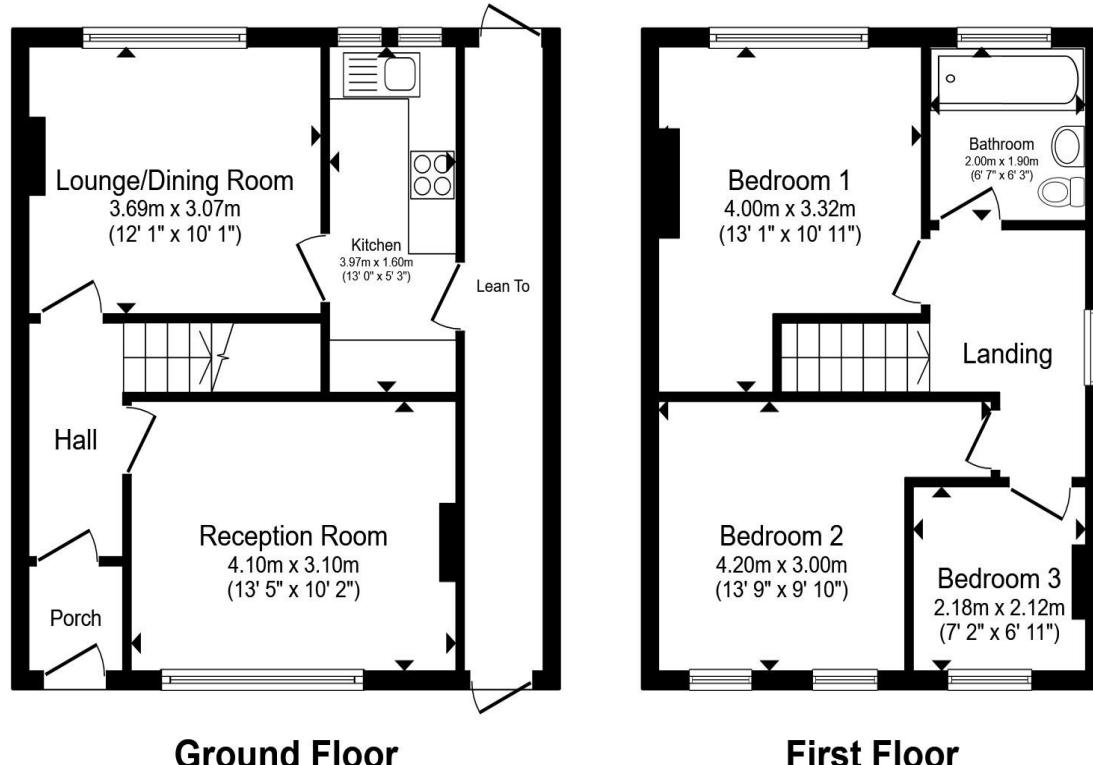
- SOUGHT AFTER QUINTON LOCATION
- THREE BEDROOM HOME
- TWO RECEPTION ROOMS
- FRONT AND REAR GARDENS
- NEAR TO LOCAL AMENITIES AND SCHOOLS

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers over

£240,000



Total floor area 85.2 m² (917 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



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Property Ref:
HBN112010 - 0003

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