

**ON BEHALF OF THE TRUSTEE IN  
BANKRUPTCY**

**7 BEDROOM HMO INVESTMENT**

**244 Short Heath Road,  
Birmingham, B23 6JY**

**Asking £240,000**

**CONTACTS**

**Amy Selfe**

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**LANDWOOD  
GROUP**

## LOCATION

Situated on Short Heath Road in the popular Stockland Green/Erdington area of north Birmingham, the property occupies a convenient location with an excellent range of everyday amenities close by. The area offers a variety of local shops, supermarkets, cafés and services, while nearby Erdington and Wylde Green provide a wider selection of retail, leisure and dining options.

Excellent transport links include regular bus services along Short Heath Road, with Erdington railway station approximately one mile away, providing direct services into Birmingham city centre. The nearby A38(M), M6 and Birmingham ring road also offer convenient motorway access.

There are also a number of nearby green spaces and recreational facilities, with Sutton Park, Pype Hayes Park and Brookvale Park all within easy reach, providing opportunities for walking, cycling and outdoor leisure.

## DESCRIPTION

We understand the property is arranged as a two storey semi detached 7 bedroom HMO.

**NOTE: The property has not been inspected. We have no details regarding the tenant in situ, income, or HMO licence and the property does not have planning for HMO use.**



## FURTHER INFORMATION

NOTE: The property has not been inspected. We understand it is operating as a HMO but we have no details regarding the tenant in situ, income, or HMO licence and the property does not have planning for HMO use.

## TENURE INFORMATION

The property is held freehold title number WM155732.

## COUNCIL TAX

Band B– Annual Charge for 2025/2026 is £1,739.89

## EPC

E.

## CONTACT US TO ENQUIRE



### Colman Bernard

Graduate Surveyor

T: 0161 967 0122

E: [colman.bernard@landwoodgroup.com](mailto:colman.bernard@landwoodgroup.com)

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Manchester, M3 2BW

## PRICE

Seeking offers in the region of £240,000.

## LEGAL COSTS

Each party will be responsible for their own legal costs.

## VIEWINGS

Strictly by appointment.

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