PAUL CARR Estate Agents Sales & Lettings

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Grange Road, Aston
Birmingham, B6 6LA

£250,000

Aston

£250,000

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Offered for sale with no upward chain,

this extended and well-presented three-bedroom mid-terraced home sits in a sought-after location close to local schools and amenities. It would make a perfect first home or investment opportunity.

A welcoming reception hall leads to a spacious front lounge and a separate sitting room. At the rear, the good-sized dining kitchen offers plenty of space for modern family life, while an extension provides a useful downstairs shower room with both rooms benefit from under the floor heating.

Upstairs are three good-sized bedrooms, each able to accommodate a double bed, along with the family bathroom.

Outside, the rear garden is slabbed throughout for easy maintenance. A rear garage, accessed via the rear right of way, adds valuable parking or storage space.

Contact us today to arrange your viewing.





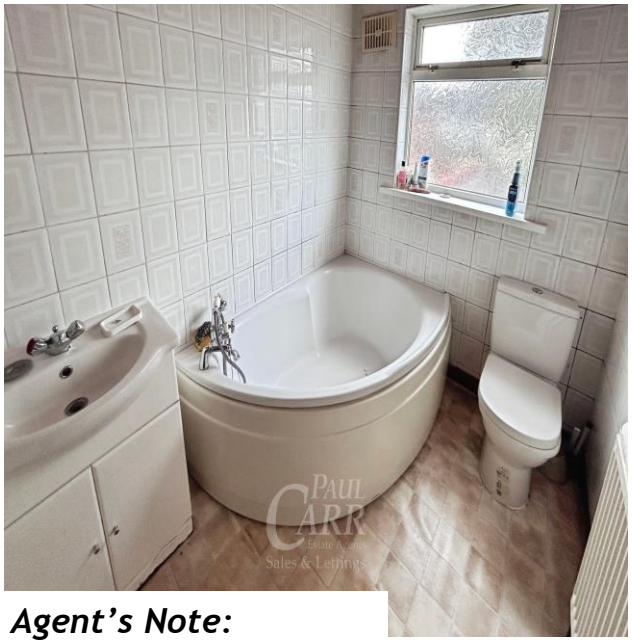














Property Specification

NO UPWARD CHAIN
EXTENDED FAMILY HOME
MID TERRACED
THREE BEDROOMS
SOUGHT AFTER LOCATION

Porch 1.93m (6'4") x 0.56m (1'10")

Reception Hall

Reception Room 3.46m (11'4") max x 3.46m (11'4")

Lounge 3.49m (11'5") x 3.46m (11'4")

Dining Kitchen 5.96m (19'7") x 2.36m (7'9") max

Shower Room

Landing

Bedroom 1 3.48m (11'5") x 3.18m (10'5")

Bedroom 2 3.48m (11'5") x 3.44m (11'3")

Bedroom 3 2.32m (7'7") x 2.13m (7')

Bathroom 2.41m (7'11") x 1.77m (5'10")

Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract. Came on the market: 28th September 2026

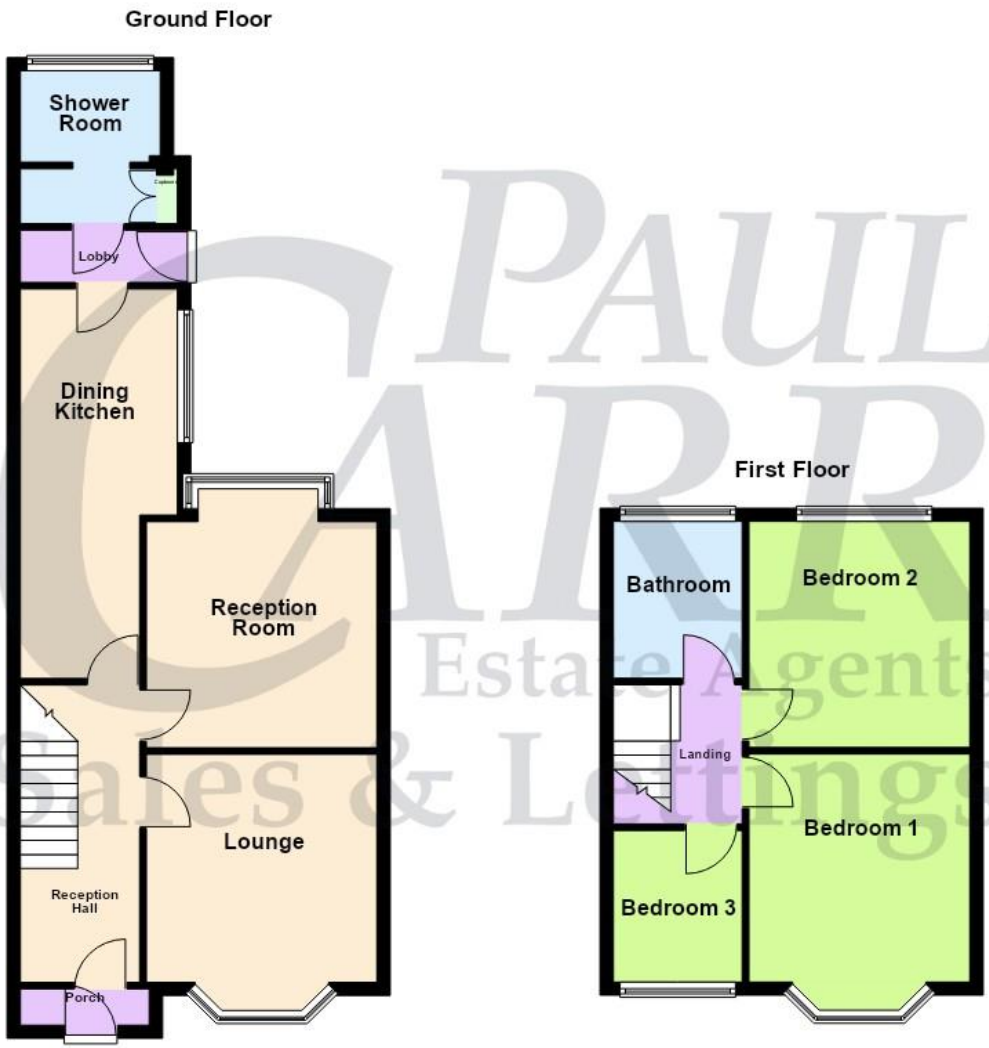
Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. The initial checks are carried out on our behalf by Lifetime Legal . A non-refundable administration fee of £47.50 + VAT (£57 including VAT) applies which covers the cost of **obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.**

Viewer's Note:

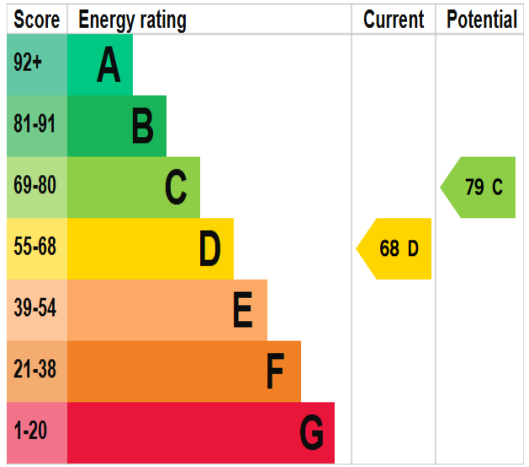
Services connected: Electric, gas, water, mains drainage
Council tax band: B
Tenure: Freehold

Floor Plan

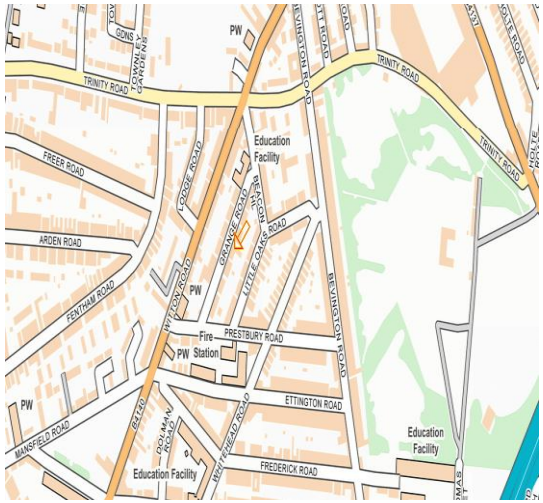
This floor plan is not drawn to scale and is for illustration purposes only



Energy Efficiency Rating



Map Location



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OnTheMarket.com
rightmove.co.uk The UK's number one property website
The Property Ombudsman