



Circular Road Birmingham B27 7DB

for sale offers over
£205,000



Property Description

Nestled in the highly sought-after B27 postcode, this charming two-bedroom property offers the perfect blend of comfort and convenience. Located within a mile of Spring Road train station, you'll enjoy effortless access to Birmingham City Centre in just three stops. Ideal for commuters and first-time buyers alike, this home is not only well-connected but also situated in a vibrant community with excellent local amenities. Don't miss the opportunity to make this delightful property your new home!

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Lounge

Double glazed window to front elevation, under stairs storage and gas fire with surround.

Kitchen

Two double glazed windows to rear elevation, stable door to garden, a range of wall and base units with work surface over incorporating a sink with drainer unit and central heating radiator.

Landing

Loft access, storage cupboard and all doors off to:

Bedroom One

Double glazed window to front elevation, central heating radiator and walk in storage.

Bedroom Two

Double glazed window to rear elevation.

Bathroom

Obscure double glazed window to rear elevation, W.C, wash hand basin and shower.

Rear Garden

Slabbed patio, feature wall, outside tap and gated side access to frontage.

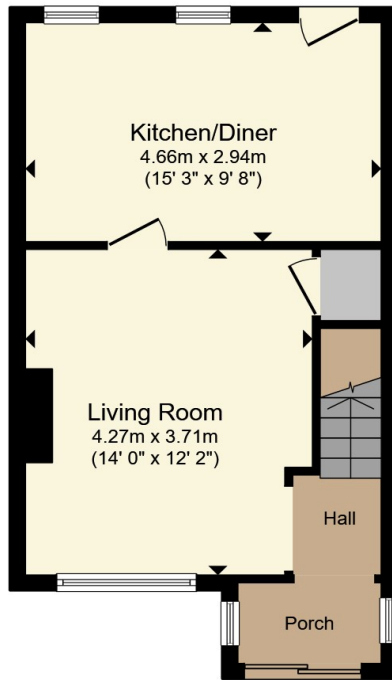
Front Garden

Agent Note

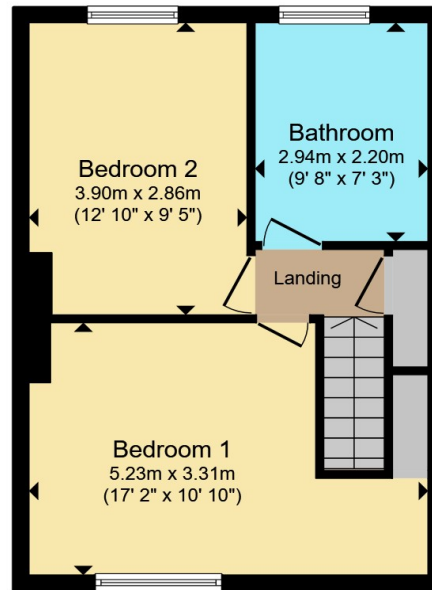
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Ground Floor



First Floor

Total floor area 75.5 m² (813 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



To view this property please contact Burchell Edwards on

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EPC Rating: D Council Tax
Band: A

Tenure: Freehold

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: SHI209101 - 0007