

Grove.

FIND YOUR HOME



88 Broadway Avenue
Halesowen,
West Midlands
B63 3DR

Offers In Excess Of £300,000



Situated on the popular Broadway Avenue in Halesowen this delightful detached home presents an excellent opportunity for those looking to personalise a property and add value. Set within the desirable Huntlands neighbourhood, the property enjoys a peaceful residential setting while remaining within walking distance of Halesowen Town and its range of local amenities, including shops, bus transport links and Halesowen Leisure Centre. The property is also well placed for access to well regarded local schools making it an ideal choice for families.

The property benefits from a driveway to the front, creating excellent kerb appeal, with side access leading into the home and a gated pathway providing access to the rear garden. Internally a spacious entrance hall provides access to the front facing lounge, kitchen diner and downstairs w.c. The kitchen diner features double opening doors leading directly onto the garden, creating a great connection between the indoor and outdoor spaces. Upstairs a central landing provides access to the bedrooms and family bathroom. Outside the beautifully maintained rear garden features a paved patio area and raised lawn offering a pleasant and private space to relax or entertain.

Whether you're looking to settle into a family home or seeking an investment with excellent potential, this property on Broadway Avenue offers a fantastic opportunity to make it your own. JH 24/08/2026







Approach

Via a block paved driveway, double glazed obscured sliding door into entrance hall.

Entrance hall

Central heating radiator, coving to ceiling, dado rail, stairs to first floor accommodation, doors to kitchen, lounge and downstairs w.c.

Downstairs w.c.

Vanity wash hand basin with mixer tap and low level flush w.c.

Lounge 16'4" x 10'9" (5.0 x 3.3)

Double glazed window to front, two central heating radiators, coving to ceiling, feature fireplace with surround.

Kitchen 19'0" x 9'10" (5.8 x 3.0)

Double glazed window to rear, double glazed French doors to the rear with two double glazed sides panels, central heating radiator, coving to ceiling, wall and base units, integrated microwave, washing machine, fridge freezer, oven and grill, extractor over, one and a half bowl sink with mixer tap and drainer, double glazed obscured door to the side passage.

Side passage

Door to rear and front.





First floor landing
Loft access, coving to ceiling, dado rail, doors into bedrooms and shower room.

Bedroom one 12'9" x 10'5" (3.9 x 3.2)
Double glazed window to rear, central heating radiator, fitted wardrobes.

Bedroom two 8'6" x 11'9" (2.6 x 3.6)
Double glazed window to rear, central heating radiator, fitted wardrobes.

Bedroom three 10'2" x 10'2" (3.1 x 3.1)
Double glazed window to rear, central heating radiator, fitted wardrobes.

Bedroom four 8'6" x 8'6" excluding wardrobes (2.6 x 2.6 excluding wardrobes)
Double glazed window to rear, central heating radiator and two built in wardrobes.

Shower room
Double glazed obscured window to the side, pedestal wash hand basin, low level flush w.c.,

double walk in electric shower, central heating radiator.

Garden
Slabbed patio with slabbed steps to lawn having raised beds with a variety of mature shrubs.

Tenure
References to the tenure of a property are based on information supplied by the seller. We are advised that the property is freehold. A buyer is advised to obtain verification from their solicitor.

Council Tax Banding
Tax Band is D

Money Laundering Regulations
In order to comply with Money Laundering Regulations, from June 2017, all prospective purchasers are required to provide the following - 1. Satisfactory photographic identification. 2. Proof of address/residency. 3. Verification of the source of purchase funds. All prospective purchasers will be

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Referral Fees

We can confirm that if we are sourcing a quotation or quotations on your behalf relevant to the costs that you are likely to incur for the professional handling of the conveyancing process. You should be aware that we could receive a maximum referral fee of approximately £175 should you decide to proceed with the engagement of the solicitor in question. We are informed that solicitors are happy to pay this referral fee to ourselves as your agent as it significantly reduces the marketing costs that they have to allocate to sourcing new business. The referral fee is NOT added to the conveyancing charges that would ordinarily be quoted.

We can also confirm that if we have provided your details to Infinity Financial Advice who we are confident are well placed to provide you with the very best possible advice relevant to your borrowing requirements. You should be aware that we receive a referral fee from Infinity for recommending their services. The charges that you will incur with them and all the products that they introduce to you will in no way be affected by this referral fee. On average the referral fees that we have received recently are £218 per case.

The same also applies if we have introduced you to the services of our panel of surveyors who we are confident will provide you with a first class service relevant to your property needs. We will again receive a referral fee equivalent to 10% of the fee that you pay capped at £200.00 This referral fee does not impact the actual fee that you would pay had you approached any of the panel of surveyors directly as it is paid to us as an intermediary on the basis that we save them significant marketing expenditure in so doing. If you have any queries regarding the above, please feel free to contact us.

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