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Gate Lane, Edgbaston, Birmingham, B16 0NF

Guide Price £380,000

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- Quote Ref: AK0218 – don't forget it.
- A lounge that actually earns its name
- Separate utility room
- Principal bedroom with fitted wardrobes, dressing area and a private en-suite.
- There's just one thing missing here... it could be you.
- Corner plot detached – more space, more privacy
- Open-plan kitchen diner with breakfast bar
- Ground floor WC – the detail that buyers only notice when it's missing.
- Edgbaston Reservoir on the doorstep, Birmingham City Centre minutes away
- Thinking of selling? Contact me for your home valuation – I'm Asif Kola, a multi-award-winning agent, trusted for a reason.





Asif Kola Realty™ - Bespoke Estate Agent
 Floorplan is for illustrative purposes only and is not to scale.
 Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.

QUOTE: AK0218. This 3-bedroom detached home is clean, modern and ready to go – with a layout that just works for everyday living. Video Tour Available.

Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		