

for sale

offers over **£315,000** Freehold



Webb Lane Birmingham B28 0ED

This well-presented three-bedroom semi-detached home situated on a quiet, leafy residential road in the popular Hall Green area offers an ideal opportunity for families, first-time buyers, or investors seeking a property with both comfort and potential.

- Energy Rating: F
- Three-bedroom semi-detached family home
- Two reception rooms offering flexible living space
- Modern kitchen and bathroom

Property Details

Entrance Porch

Double Glazed Door to a 2nd Front Wooden Door

Reception One 16' 10" x 11' (5.13m x 3.35m)

Double Glazed Bay Window

Radiator

Access to Stairs

Reception Two 21' 8" x 11' 2" (6.60m x 3.40m)

Double Glazed Patio Doors to Garden

Radiator

Feature Fireplace

Kitchen 21' 10" x 7' 1" (6.65m x 2.16m)

Double Glazed Window and Door to Rear Garden

Radiator

Fitted Kitchen with integrated gas hob/oven and hood

Gas Boiler

Landing

Access to boarded loft via ladder/light

Double Glazed Window

Bedroom One 10' 11" x 8' 11" (3.33m x 2.72m)

Front

Double Glazed Window

Radiator

Fitted Wardrobes

Bedroom Two 5' 6" x 7' 7" (1.68m x 2.31m)

Front

Double Glazed Window

Radiator

Bedroom Three 11' 7" x 8' 10" (3.53m x 2.69m)

Rear

Large Floor to Ceiling Double Glazed Window

Radiator

Fitted Wardrobes

Bathroom

Double Glazed Window

Radiator

Toilet

Basin

Shower

Rear Garden

Garage rear via garden and public access

15.09 x 18.01 ft



To view this property please contact Connells on

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Property Ref: KTH310992 - 0007

Tenure:Freehold EPC Rating: F

Council Tax Band: C

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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