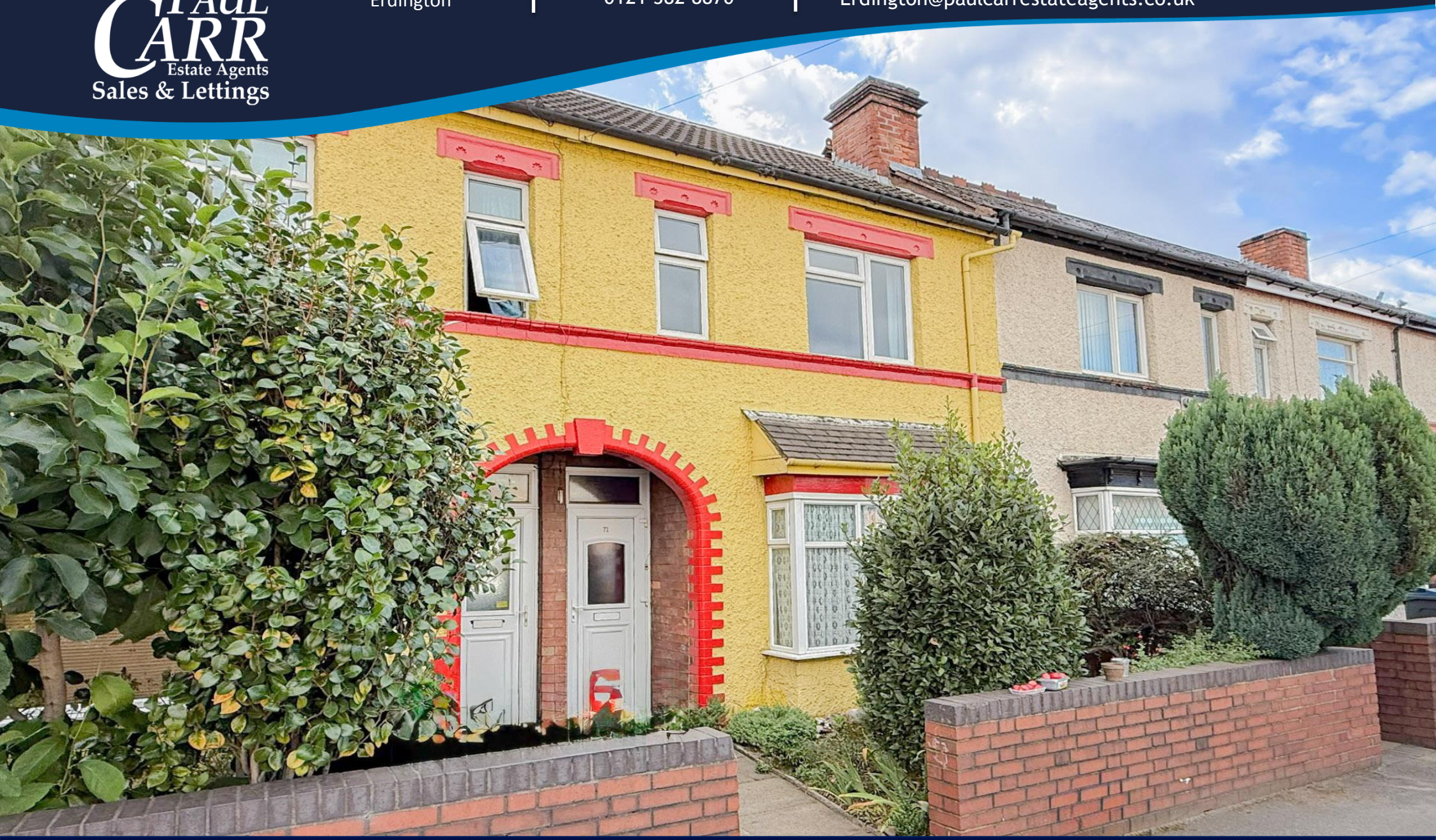
PAUL CARR Estate Agents Sales & Lettings

Erdington | 0121 382 8870 | Erdington@paulcarrestateagents.co.uk



Wyrley Road, Witton
Birmingham, B6 7BT

£190,000

Witton

£190,000

3 | 1 | 2

This conveniently located period terraced property offers an excellent opportunity for buyers being situated within close proximity of many local amenities with links to neighbouring areas.

Accessed via a hallway with stairs off, the ground floor accommodation includes a dining room with bay window, a lounge and kitchen, with pantry.

To the first floor there are three bedrooms, the master being of a most generous size, and a family bathroom with white bath suite.

Outside the home sits behind a walled frontage with a secure shared side passage leading to the mature rear garden boasting an outside wc, generous workshop/garden room and a timber gazebo.

An early viewing must be undertaken in order to fully appreciate the opportunity on offer and avoid disappointment.





















Property Specification

THIS CONVENIENTLY SITUATED
PERIOD TERRACE
BRIEFLY COMPRISES;

Hall

Dining Room 3.48m (11'5") max x 2.99m (9'10")

Lounge 3.44m (11'3") x 3.16m (10'5")

Kitchen 3.36m (11') x 2.48m (8'2")

WC

Workshop Store 2.22m (7'3") x 2.00m (6'7")

Landing

Bedroom 1 4.66m (15'4") x 3.12m (10'3")

Bedroom 2 3.44m (11'3") x 2.95m (9'8")

Bathroom 2.14m (7') x 1.53m (5')

Bedroom 3 2.48m (8'2") x 2.08m (6'10")

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: 10th 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.

Viewer's Note:

Services connected: Gas, electric, water and drainage
Council tax band: A
Tenure: Freehold

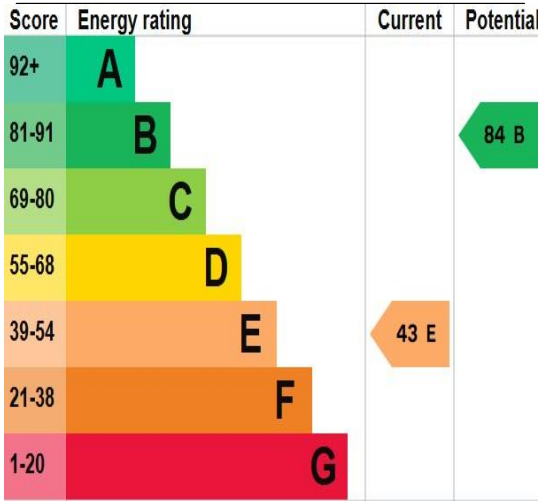
Floor Plan

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



Total area: approx. 87.5 sq. metres (942.3 sq. feet)

Energy Efficiency Rating



Map Location



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