



Taylor's

Mendip Road, Halesowen, B63 1JA

Offers In Region Of £250,000

3 1 1

- Three well proportioned bedrooms
- Convenient for local amenities and transport links
- Well presented throughout
- Modern first floor shower room
- Popular Squirrels estate
- Ground floor toilet
- Double glazing and gas central heating
- Good size kitchen diner
- Low maintenance rear garden
- Council tax band B



A well proportioned and attractively presented three bedroom end of terraced home, ideally positioned on the ever-popular Squirrels estate and perfectly suited to modern family living. The property enjoys a convenient location close to a range of local amenities, reputable schools and excellent transport links. The accommodation is thoughtfully arranged and benefits from double glazing and gas central heating. Upon entering the property, a welcoming porch leads into the main hallway, which provides access to a useful ground floor cloakroom with WC. The kitchen diner is well sized and good amount of units and worktop space. To the rear, the living room is light and comfortable. To the first floor, the landing gives access to three well-proportioned bedrooms. The shower room is fitted with modern fixtures. Externally, the property benefits from off-road parking to the front. To the rear, the garden offers a pleasant outdoor area suitable for relaxation, entertaining or family use.

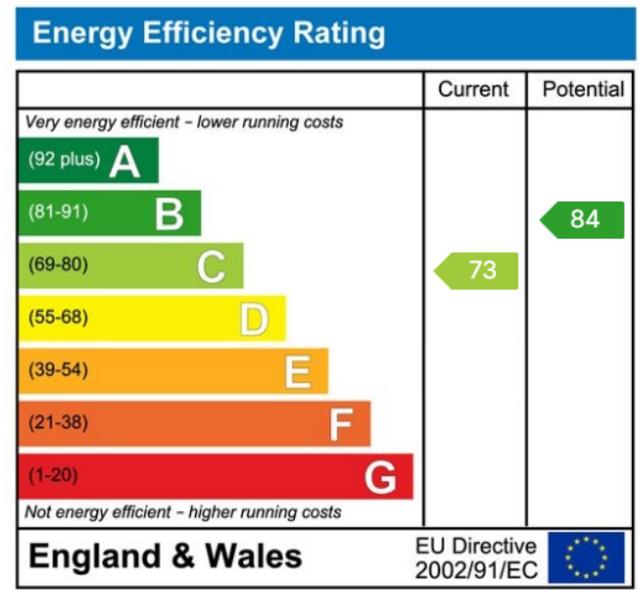
EPC C. Council Tax Band: B. All main services connected. Broadband / Mobile Coverage: According to Ofcom (the office of communications), standard, superfast & ultrafast broadband is available at this property. Construction: We believe the property is of a standard construction type (this must be checked by any potential buyers conveyancing solicitor / surveyor). According to gov.uk, Rivers and seas - Very Low & Surface Water - Very Low. Tenure: Freehold.

Porch, Store, Toilet - 1.32m x 0.74m (4'4" x 2'5"), **Hall, Living Room** - 4.75m x 3.2m (15'7" x 10'6"), **Kitchen** - 5.56m x 2.84m (18'3" x 9'4"), **First Floor Landing, Bedroom One** - 3.89m x 2.82m (12'9" x 9'3"), **Bedroom Two** - 3.53m x 2.79m (11'7" x 9'2"), **Bedroom Three** - 2.87m x 1.83m (9'5" x 6'0"), **Shower Room** - 1.85m x 1.83m (6'1" x 6'0"), **Rear garden, Off Road Parking**





Measurements are approximate. See to plan. Measure in person only.
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