

smarthomes

Pickwick Grove

Moseley, Birmingham

- A Traditional Three Bedroom Semi Detached Property
- Two Reception Rooms
- Kitchen
- No Upward Chain

OIRO £315,000

Current EPC Rating 70 (C)

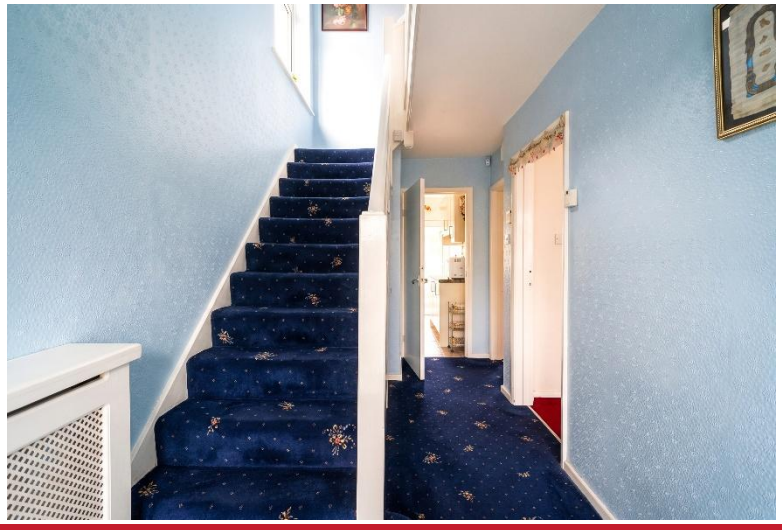
Current Council Tax Band D











Property Description

A traditional three-bedroom semi-detached property, occupying a pleasant cul-de-sac position and having been lovingly owned by the current vendors for over 50 years. The property offers two reception rooms, kitchen, bathroom and separate WC, off-road parking with a recessed garage, double glazing and gas central heating. No chain

Tenure

We are advised by the vendor that the property is freehold. We would advise all interested parties to obtain verification through their own solicitor or legal representative.

EPC supplied by Nigel Hodges
Current council tax band – D







Rooms & Measurements

Entrance Hall

Lounge to Front - 3.63m x 4.8m (11'11" x 15'9" (into bay)

Dining Room to Rear - 3.63m x 3.84m (11'11" x 12'7")

Kitchen to Rear - 2.16m x 2.62m (7'1" x 8'7")

Bedroom One to Front - 4.85m x 3.3m (15'11" (into bay) x 10'10")

Bedroom Two to Rear - 3.86m x 2.92m (12'8" x 9'7")

Bedroom Three to Front - 2.34m x 3.05m (7'8" x 10'0" (max) narrowing to 7' 5"

Bathroom

Separate WC

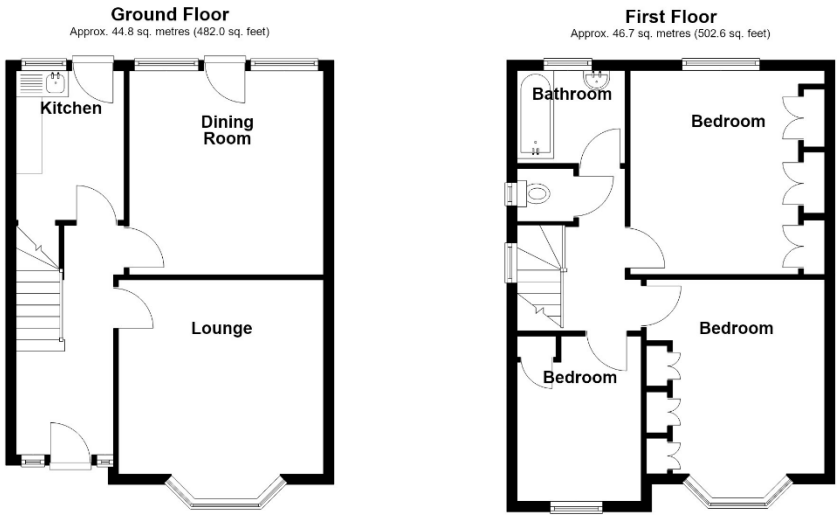
Garage











Total area: approx. 91.5 sq. metres (984.6 sq. feet)

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.