FOR SALE

info@midlandresidential.co.uk



59 Southgate Road

Great Barr, Birmingham, B44 9AR

Midland Residential are pleased to bring to market this 4 Bedroom mid terraced house located in Great Barr. Having a garden at the front with side gated access leading through to the rear, entrance hallway, through lounge, kitchen, on the first floor, 4 bedrooms and a bathroom, a mature rear garden. The property further benefits from gas central heating, double glazed windows where specified. Ideal investment property, in need of modernisation and priced for quick sale with no chain.

Offers In The Region Of £224,950

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4 1 1 E

- Mid Terraced Property
- Fitted Kitchen
- Double Glazed (w/s)
- Council Tax Band C
- Four Bedrooms
- Shower Room
- No Chain
- Reception Room
- Central Heating (w/s)
- EPC Rating E

Approach
Having a shared gated entrance at the fore, a slabbed front garden with a brick built front wall, a selection of mature plants and shrubs, with a shared entry leading through to the rear garden.

Entrance Hallway
Having a fitted carpet, glazed front door, UPVC double glazed window to the fore, central heating radiator, stairs to the first floor, understairs storage cupboard, doors leading thereof

Lounge
22'11" x 10'7" (7.01 x 3.25)
Having a fitted carpet, double glazed window to the fore, double glazed patio door to the rear, two central heating radiators, wall lights.

Kitchen
10'6" x 7'8" (3.22 x 2.35)
Having a tiled floor, selection of wall and base units with door fronts, laminated worksurface with sink inset, part tiled splashback walls, double glazed window to the rear, double glazed door providing rear access, Baxi boiler, central heating radiator, ceiling light point

Stairs & Landing
Having a fitted carpet, double glazed window to the fore, loft hatch access, ceiling light point, doors leading thereof:

Bedroom 1
12'0" x 7'8" (3.66 x 2.34)
Having a fitted carpet, double glazed window to the fore, central heating radiator, fitted wardrobes

Bedroom 2
12'0" x 7'8" (3.66 x 2.34)
Having a fitted carpet, double glazed window to the fore, central heating radiator, ceiling light point.

Bedroom 3
10'6" x 7'8" (3.22 x 2.36)
Having a fitted carpet, two double glazed windows, central heating radiator, ceiling light point

Bedroom 4
10'6" x 8'11" (3.22 x 2.73)
Having a fitted carpet, double glazed window, central heating radiator, ceiling light point.

Bathroom
7'5" x 4'5" (2.28 x 1.37)
Having vinyl flooring, splashback wall tiles, WC, wash hand basin, double glazed window, shower enclosure with thermostatic shower, central heating radiator, extractor fan, ceiling light point.

Garden
Having a slabbed patio, with a timber framed gazebo with plants growing thereof, a mature lawn with hedges and plant, access leading through to the rear.

Material Information
Ask Agent





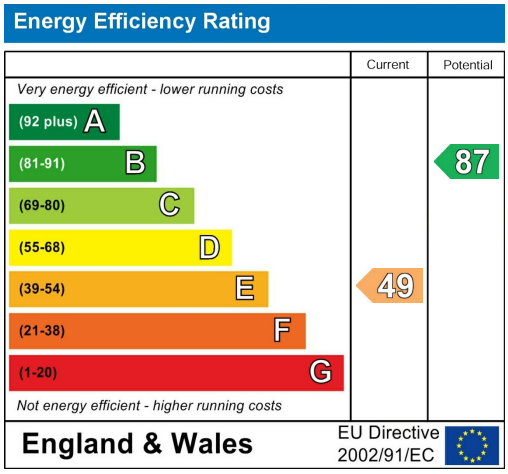










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This property is being handled by Midland Residential. We would be delighted to discuss the purchase with you and to assist with any queries you may have regarding the property, arranging a mortgage or giving a sale valuation on your existing home. These Particulars of Sale were prepared and photographed by Midland Residential. Items contained within the property will not remain when the sale completes unless by separate negotiation.

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Tenure: We have been advised by the vendor that the property is Freehold. The agent has not had sight of the title documents and therefore, a prospective buyer is advised to obtain verification from their solicitors.

Money Laundering Regulations: Intending purchasers will be asked to produce documentation at the offer stage. We ask for your co-operation to prevent a delay in agreeing the sale. A non-refundable fee of £55.00 per person is payable at the point of the offer being accepted.