



£205,000

**North Roundhay, Stechford,
Birmingham, B33 9PF**

- Semi Detached House
- Three Bedrooms
- Corner Plot Property
- Will Require Some Modernisation
- Lounge
- Kitchen
- Ground Floor Shower Room
- Front & Rear Gardens
- Energy Rating D

EPC Rating

Current: D
Potential: B

Council tax band

Band = B

* SEMI DETACHED HOUSE ** FIRST
TIME BUYER/INVESTMENT PROPERTY
* THREE BEDROOMS * 360 VIRTUAL
TOUR AVAILABLE **

This CORNER PLOT, SEMI DETACHED
HOUSE WILL REQUIRE SOME
MODERNISATION HOWEVER ...THIS
PROPERTY HAS SO MUCH POTENTIAL!
CALL OUR YARDLEY OFFICE ON 0121-
783-3422 FOR A VIEWING...DON'T
DELAY!!

Accessed via a front garden, the
property comprises: entrance, hall,
lounge, kitchen, shower room and rear
garden to the ground floor with
THREE BEDROOMS on the first floor.
The property benefits from central
heating and double glazing where
specified.

Energy Performance Certificate D

APPROACH

The property accessed via the public
footpath and leading to.

Front Garden

The front garden is mainly laid to lawn
with a paved area and border
shrubbery. Pathway leading to a
double glazed entrance door.

Entrance Hallway

Stairs to first floor landing. Radiator. A
door giving access to the ground floor
accommodation:-

Lounge

13'5" x 12'9" (4.09m x 3.89m)

Double glazed windows to the front
and radiator. Wall mounted gas fire.
Under stairs storage area.

Kitchen

10'6" x 6'2" (3.20m x 1.88m)

A range of wall and base units with
work surfaces over incorporating a
stainless steel, sink and drainer with
taps over. Freestanding electric cooker.
Plumbing for a washing machine.
Double glazed window and a door to
the rear allowing access to the garden.

Shower Room

Suite comprises of a walk-in shower
area with an electric shower over,
pedestal wash basin and low flush WC.
Part tiling to the walls. Obscure double
glazed window to the rear.

FIRST FLOOR

Landing

Ceiling loft hatch. Double glazed

window to the side. Door is giving access to first floor accommodation:-

Bedroom One

12'10" x 9'2" (3.91m x 2.79m)

Double glazed windows to the front and radiator. Storage cupboard.

Bedroom Two

10'10" x 7'11" (3.30m x 2.41m)

Double glazed window to the rear and radiator.

Bedroom Three

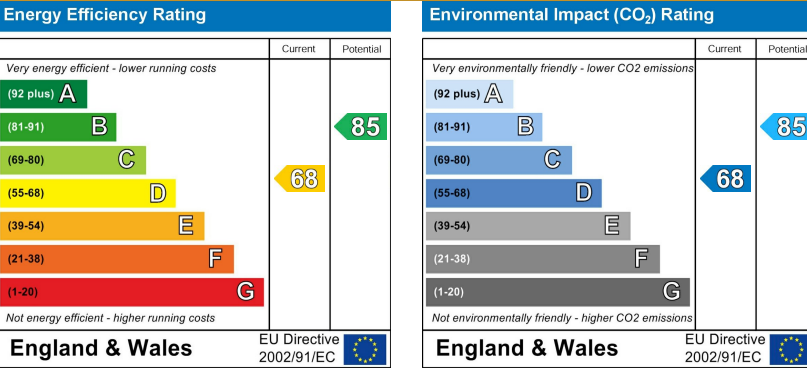
8'0" x 7'6" (2.44m x 2.29m)

Double glazed window to the rear and radiator.

OUTSIDE

Rear Garden

Timber fence perimeter with a side gate giving access to/from the front of the property. The rear garden has lawn and patio areas with border shrubbery.





167 - 169 Church Road, Yardley, Birmingham, B25 8UR
yardley@primeestatesuk.com