

PRIME ESTATES

INDEPENDENT ESTATE AGENTS

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yardley@primeestatesuk.com



Hobmoor Croft, Birmingham | Offers Over £330,000

**** EXTENDED SEMI DETACHED HOME ** FOUR BEDROOMS **DRIVEWAY FOR 2 CARS ** NEW ROOF FITTED MARCH 2026 **
POPULAR LOCATION! ** 360 VIRTUAL TOUR AVAILABLE ** NO UPWARD CHAIN ****

**THIS IS A FABULOUS FAMILY HOME! situated in a SOUGHT-AFTER ROAD ON HOB MOOR CROFT, YARDLEY AND NEEDS TO BE
VIEWED BEFORE IT IS SNAPPED UP!!**

CALL OUR YARDLEY OFFICE ON 0121-783-3422 FOR A VIEWING..

Accessed via DRIVEWAY, providing parking for several vehicles, the property comprises of an entrance porch, hallway, DINING ROOM, EXTENDED LOUNGE, GUEST W.C, EXTENDED KITCHEN, GARAGE & UTILITY and LOVELY FAMILY REAR GARDEN to the ground floor with FOUR BEDROOMS and FAMILY BATHROOM to the first floor.

The property benefits from NEW ROOF FITTED MARCH 2026, central heating and double glazing (where specified)

EARLY VIEWING ESSENTIAL TO AVOID DISAPPOINTMENT

EPC : awaiting

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Additional Information

- Mobile Coverage
- EE - 73%
- 3 - 81%
- VODAFONE - 78%
- O2 - 75%
- View broadband availability
- Standard 15 Mbps 1 Mbps Good
- Superfast 74 Mbps 20 Mbps Good
- Ultrafast 1800 Mbps 220 Mbps

