



Crome Road, Great Barr  
Birmingham, B43 7NL

**£210,000**



# Great Barr

£210,000



We are delighted to showcase this key ready three bedroom mid terrace property situated on a quiet road on the popular Pheasey estate in Great Barr in close proximity to good schools and local amenities.

The property is approached via a block paved driveway and leading up to the internal front porch and entry. The hallway has a staircase leading up to the first floor accommodation and doors into the front reception and kitchen diner. The lounge is generously proportioned with an attractive bay window, modern decor and hard wood flooring. The kitchen and dining room consists of a full width spacious room with a contemporary fitted kitchen offering comprehensive range of traditional wall and base units with rolled edge work surfaces incorporating an electric hob and oven, overhead extractor, space for integrated appliance, stainless steel sink and side drainer with striking blue splash backs. The dining area is to the side of the kitchen and has good space for table and chairs with patio doors out into the garden.

On the first floor the landing benefits from access to a boarded loft and leads to three bedrooms two being doubles front and rear and a good size third bedroom with aspect to the front. The family bathroom comprises of a mainly tiled suite including bath with shower over, low level W.C and hand wash basin.

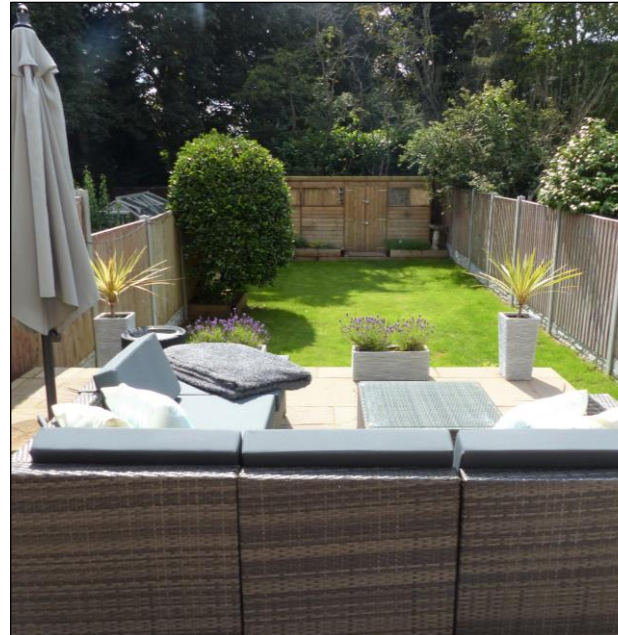
The property also benefits from having double glazing and central heated boiler fitted approx five years ago.

Externally the rear garden is a lovely green space with a patio seating area, flat lawn, mature hedges & fences to the perimeters along with a spacious storage shed to the rear.

Perfectly suited for first time buyers and investors an internal viewing is highly recommended at your earliest convenience to appreciate the accommodation on offer.







## Property Specification

THREE BEDROOM MID TERRACE  
IMMACULATE KEY READY CONDITION  
FRONT RECEPTION ROOM  
KITCHEN & DINER  
PRIVATE DRIVEWAY

Porch

Hallway

Living Room 15' 1" x 9' 10" (4.6m x 3m)

Kitchen/ Diner 15' 9" x 10' 2" (4.8m x 3.1m)

Landing

Bedroom One 11' 10" x 10' 2" (3.6m x 3.1m)

Bedroom Two 12' 6" x 9' 6" (3.8m x 2.9m)

Bedroom Three 9' 2" x 7' 10" (2.8m max x 2.4m)

### Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.  
Came on the market:

### Viewer's Note:

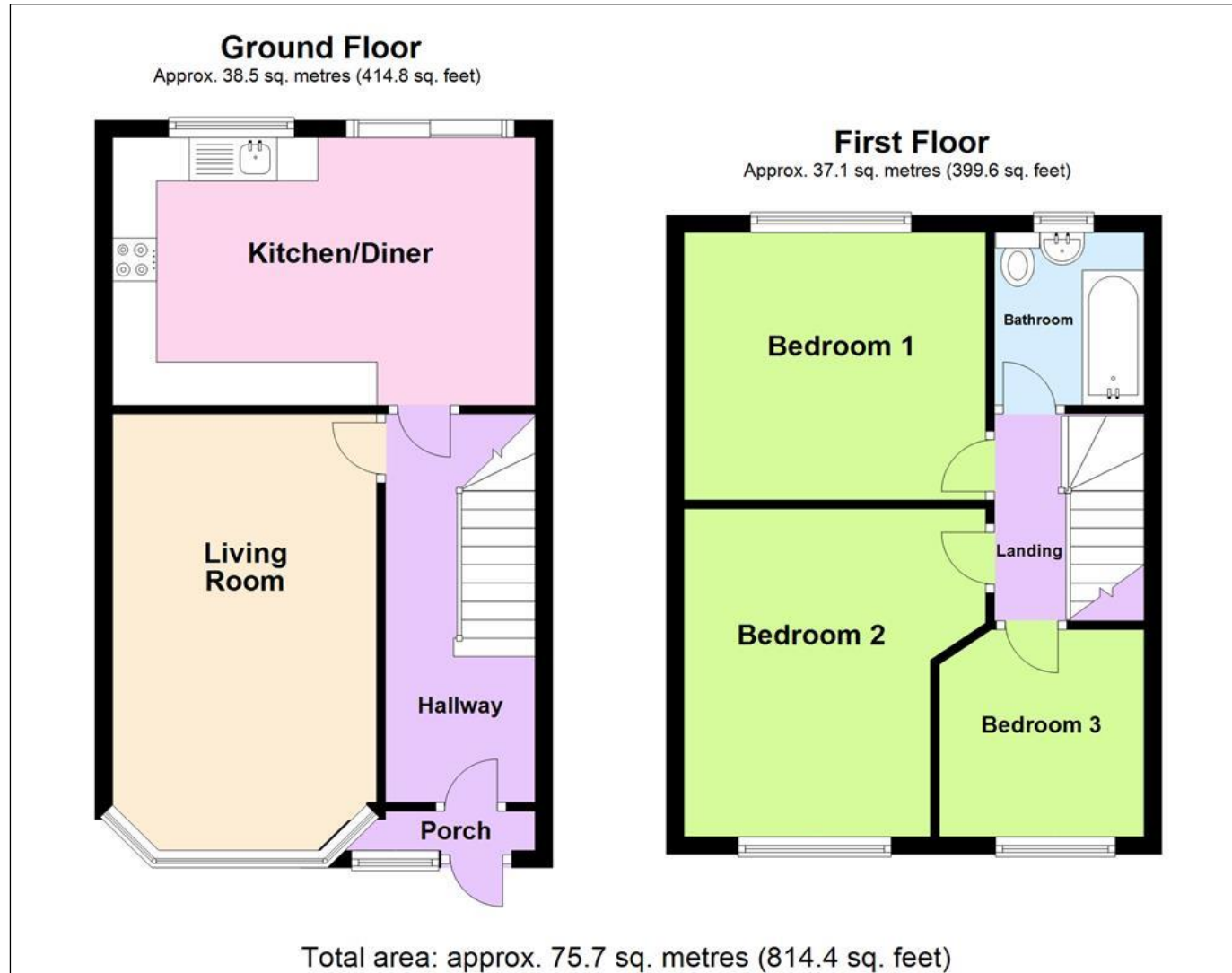
Services connected: Gas, Electric, Water and Drainage

Council tax band: B

Tenure: Freehold

# Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



## Energy Efficiency Rating

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		82
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	40	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

## Map Location

