



Beeches Road, Great Barr
Birmingham, B42 2QH

£240,000

Great Barr

£240,000



Beeches Road is a fabulous three bedroom corner plot situated in a sought after residential location and having easy access to all local amenities and schools.

The property offers a large front driveway approaching both the front porch and garage. The porch has access into both the internal hallway and a door to the side into the garage. Internally the hallway has stairs leading to the first floor and doors off to all downstairs rooms including the dual aspect lounge and diner giving impressive proportions. The kitchen benefits from extension and offers a selection of wall and base cabinets with space for appliances, sink and side drainer, patio door to the garden and an area for a small breakfast table and chairs.

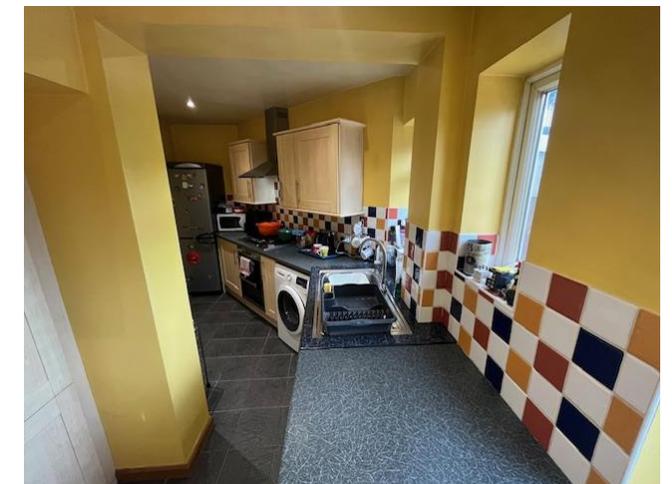
The rear garden offers a low upkeep area with mixture of pebbles and slate with fencing to the perimeters.

Travelling onto the first floor the landing has doors off to all rooms. Bedroom one has aspect to the front of the house and is a good size double. Bedroom two is also a double room with views over the garden, bedroom three is a single room suitable for child or home office area.

Lastly the family bathroom completes the accommodation and has fully tiled walls, corner bath with shower over, W.C, and hand wash basin.

The garage offers excellent additional space and has potential for extension over subject to planning approval.

The property is situated on a prime spot on the road cornering Brushfield Road and would be ideal for first time buyers and investors an internal viewing is highly recommended.





Property Specification

THREE BEDROOM
CORNER SEMI DETACHED
LARGE DRIVEWAY
SIDE GARAGE
DUAL ASPECT LOUNGE & DINER

Porch 5' 7" x 6' 7" (1.7m x 2m)

Garage 16' 5" x 18' 1" (5m x 5.5m)

Hallway 11' 2" x 6' 7" (3.4m x 2m)

Dual Aspect Lounge & Diner
26' 11" x 9' 10" (8.2m x 3m)

Kitchen 8' 10" x 16' 1" (2.7m x 4.9m)

Bedroom One 15' 1" x 9' 10" (4.6m x 3m)

Bedroom Three 8' 2" x 5' 11" (2.5m x 1.8m)

Landing 6' 7" x 7' 3" (2m x 2.2m)

Bedroom Two 9' 10" x 9' 10" (3m x 3m)

Bathroom 5' 11" x 5' 11" (1.8m x 1.8m)

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: 11th April 2024

Viewer's Note:

Services connected: mains electricity, gas, 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) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Map Location

