



Aldridge Road, Great Barr
Birmingham, B44 8NX

£210,000

Great Barr

£210,000



Paul Carr Estate Agents are pleased to welcome to market this extended three bedroom semi detached home located on the desirable Aldridge Road and has the added benefit of No Upward Chain

Situated close to ASDA Supermarket, schooling for all ages, Queslett nature reserve, local shops and amenities.

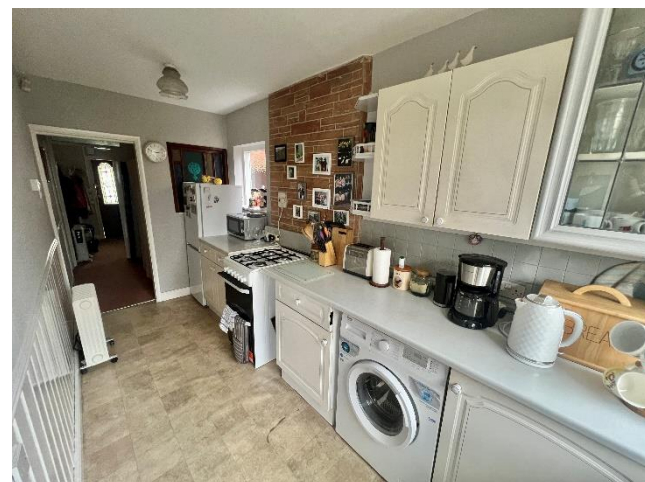
The home is approached via a paved driveway and entered through a secure porch. The hallway gives access to a good sized lounge with a bay window and access to the dining room. The extended kitchen offers a large amount of countertop space, an array of wall and base units, space for integrated appliances, sink unit with side drainer and gas oven.

Completing the downstairs living space is a W.C and a multifunctional room at the rear of the property.

Heading upstairs you are presented with three bedrooms, two of which are doubles rooms and a smaller third room. The family bathroom consists of a walk-in shower, hand wash unit and a W.C.

The heating in the property is all electric

Externally, the home has a great sized rear garden, completed with lawned areas, paved patio and fencing to the perimeter.





Property Specification

EXTENDED SEMI DETACHED
THREE BEDROOMS
NO UPWARD CHAIN
IN NEED OF MODERNISATION
GREAT SIZED GARDEN

Porch 2' 4" x 2' 0" (0.7m x 0.6m)

Lounge 12' 2" x 10' 10" (3.7m x 3.3m)

Dining Room 12' 2" x 10' 10" (3.7m x 3.3m)

Kitchen 15' 9" x 5' 11" (4.8m x 1.8m)

Play Room 6' 11" x 9' 10" (2.1m x 3m)

Bedroom One 12' 2" x 10' 6" (3.7m x 3.2m)

Bedroom Two 12' 6" x 10' 6" (3.8m x 3.2m)

Bedroom Three 8' 6" x 6' 3" (2.6m x 1.9m)

Bathroom 8' 6" x 5' 11" (2.6m 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:

Viewer's Note:

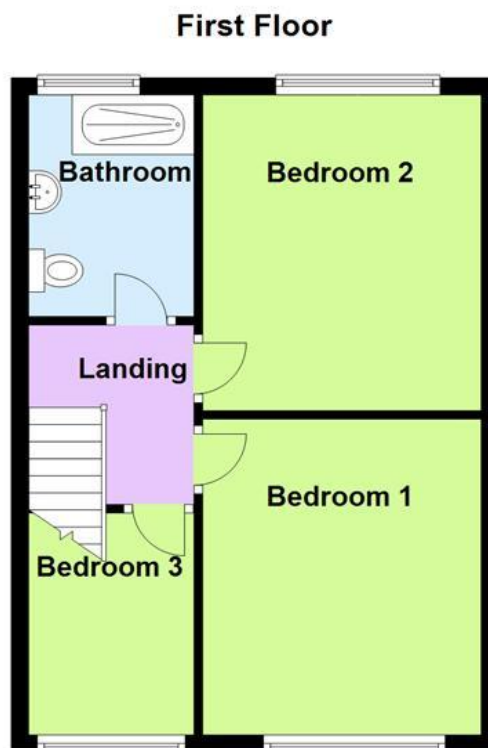
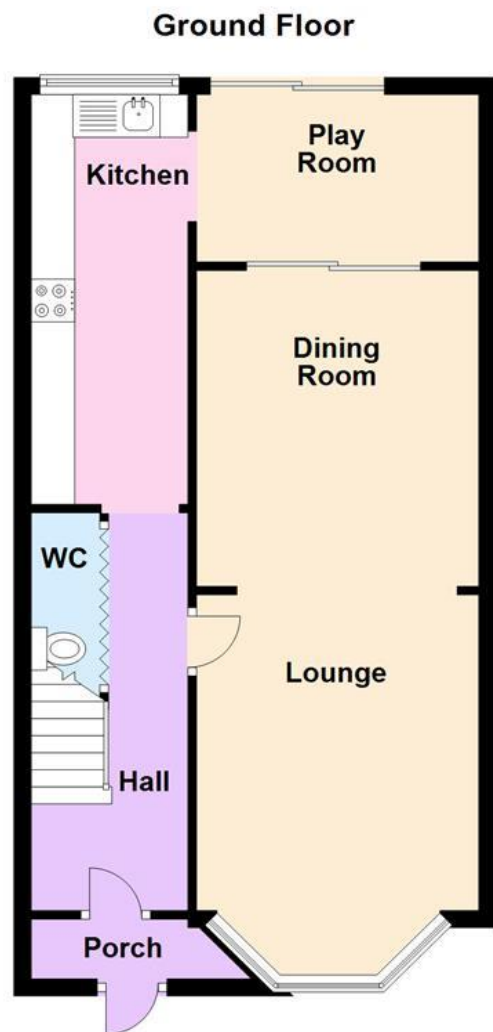
Services connected: mains electricity ,gas ,water and drainage

Council tax band: C

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

