

33 Westfield Road, Kings Heath,
Birmingham, B14 7SX

Offers in the Region Of
£250,000



- **Freehold Traditional Mid-Terrace Family Home**
- **Three Bedrooms**
- **Utility Room**
- **EPC Rating: TBC**
- **Three Reception Rooms**
- **Kitchen**

An EXTENDED traditional mid-terrace home within a HIGHLY DESIRABLE LOCATION within KINGS HEATH. Requiring redecoration and improvement throughout, however benefiting from majority uPVC double glazing and combi gas central heating, this ideal family home or investment comprises; fore court, vestibule, hallway, three reception rooms, utility room, kitchen, three bedrooms, interconnecting bathroom with W.C off bedroom three and rear garden. EPC Rating; TBC. Council Tax Band: B, Tenure : Freehold

Property Tenure

Freehold

Council Tax Band

B

ACCOMMODATION

Location

The property is situated on a traditional and popular residential road between Station Road and Highbury Road, conveniently situated;
-Circa. 450 metres from Kings Heath High Street.
-Circa. 1.1 miles from Moseley Village.
-Circa. 1.9 miles from Bournville Train Station.
-Circa. 2.8 miles from Queen Elizabeth Hospital.
-Circa. 3.8 miles from Birmingham City Centre.

Description

A traditional two storey mid-terrace home believed to have been constructed circa. 1909 of brick construction. The property benefiting from a single storey rear extension.

Whilst the property benefits from having some original style features, uPVC double glazing (with exception to a single under stairs store cupboard window), combi gas central heating and believed to have been re-wired (this is subject to formal confirmation), the property is in need of some modernisation and redecoration throughout.

Accommodation

Please refer to floor plan for room measurements.

Ground Floor

Vestibule, hallway, reception room one, reception room two, reception room three, utility room open with kitchen.

First Floor

Stairs and landing, bedroom one (double), bedroom two (double), bedroom three (single) with interconnecting bathroom having bath, wash basin and W.C.

Outside

Front courtyard and rear garden.

Availability

The property is offered with no upward chain.



Fixtures and Fittings: All fixtures and fittings mentioned in these particulars of sale are included in the asking price. All others are specifically excluded, but some items may be available by separate negotiation.

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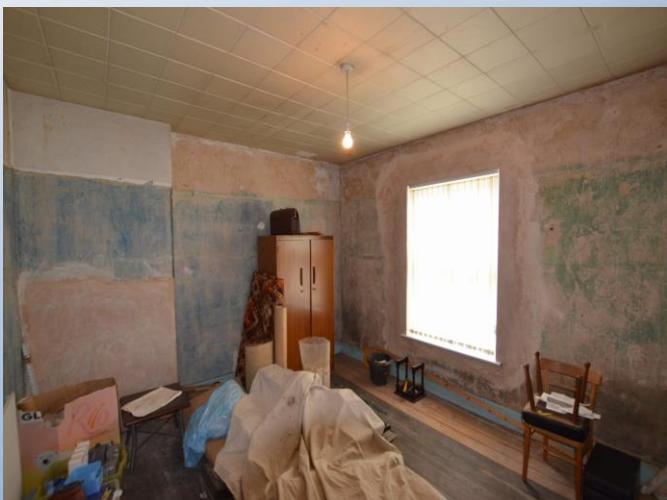
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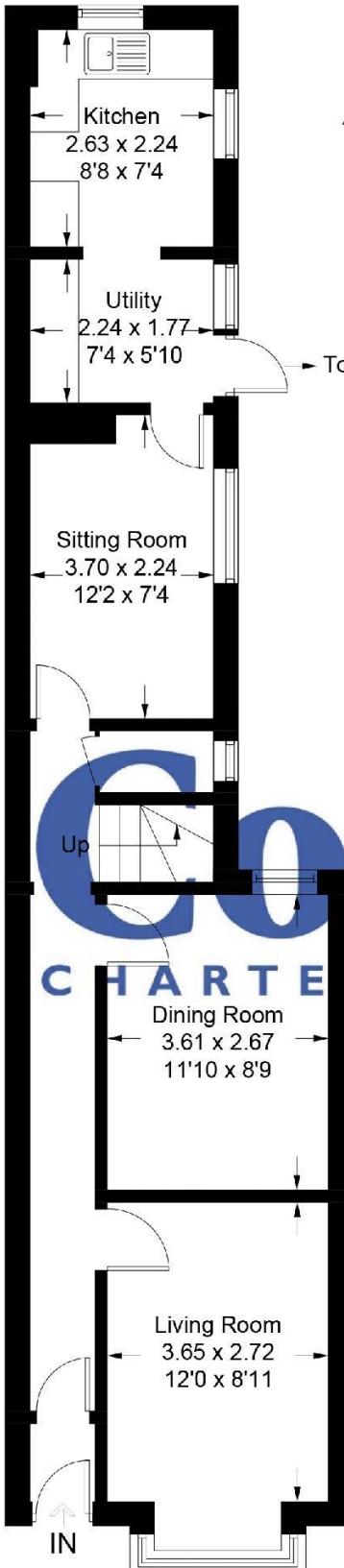
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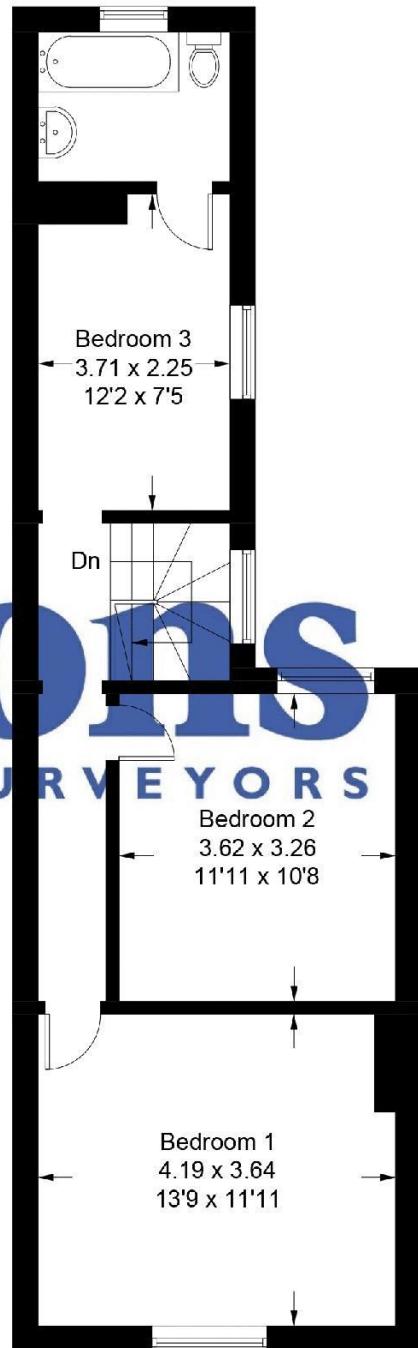
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Ground Floor

33 Westfield Road
Approximate Gross Internal Area
100.4 sq m / 1081 sq ft



First Floor

Illustration for identification purposes only, measurements are approximate,
not to scale. floorplansUsketch.com © (ID972243)

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