



Fernhill Grove, Kingstanding
Birmingham, B44 9PX

Guide Price £125,000

Kingstanding

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Modern Method of Auction

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Property Specification

MODERN METHOD OF AUCTION
THREE BEDROOMS
SEMI DETACHED
NO UPWARD CHAIN
IN NEED OF COMPLETE MODERNISATION

Lounge
4.10m (13'5") x 3.91m (12'10") max

Bathroom
1.98m (6'6") x 1.46m (4'9")

Kitchen
2.35m (7'9") x 1.98m (6'6")

Bedroom 1
4.86m (15'11") max x 2.78m (9'1")

Bedroom 2
3.30m (10'10") x 2.53m (8'4")

Bedroom 3
2.38m (7'10") x 2.27m (7'5")

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: 23rd May 2023

Viewer's Note:

Services connected: Gas Electric Water Drainage

Council tax band: B

Tenure: Freehold

Floor Plan

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

Ground Floor



First Floor



Energy Efficiency Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G	19	
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Map Location

