



Wheeler Street,  
Birmingham, B19 2ET

Auction Guide Price £140,000

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Being offered through our modern method of Auction, this is an incredible opportunity to purchase an end of terrace property in a really popular area whether you are looking to make a home or buy to let. The interiors include an enclosed porch, living room and generous kitchen. To the first floor are two excellent bedrooms and a family bathroom. Outside is a larger than average fore garden, to the rear is an enclosed garden and two allocated parking spaces to the side. Modern Auction is a faster and more secure way to sell or purchase a property, where the seller and the buyer commit to the transaction and an agreed fixed timescale. A legal pack (including searches) will be created upfront and made available to any interested parties and passed to the conveyancers once a sale has been agreed. Please contact Paul Carr Estate Agents to view these documents. When an offer is accepted, the buyer will be required to pay a non-refundable Reservation Fee of £6,995 including VAT (in addition to the final negotiated selling price), sign a Reservation Form and agree the Terms and Conditions prior to solicitors being instructed. If you require a copy of these documents, or for further information, please contact the Paul Carr Team.





### 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: 17th February 2026

Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. The initial checks are carried out on our behalf by Lifetime Legal. A non-refundable administration fee of £40 + VAT (£48 including VAT) applies which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.

## Property Specification

Being Sold by Paul Carr Modern Auction (BUY IT NOW Option Available) - Reservation Fee Applies

PORCH

GENEROUS LIVING ROOM

FITTED KITCHEN

TWO EXCELLENT BEDROOMS

### Porch

Living Room 15' 4" x 11' 9" (4.67m x 3.58m)

Kitchen 11' 9" x 7' 8" (3.58m x 2.34m)

### Landing

Bedroom 1 11' 9" x 9' 3" (3.58m x 2.82m)

Bathroom 5' 9" x 5' 7" (1.75m x 1.70m)

Bedroom 2 11' 9" x 7' 8" (3.58m x 2.34m)

### Viewer's Note:

Services connected: Gas, Electric, Water, Drainage

Council tax band:

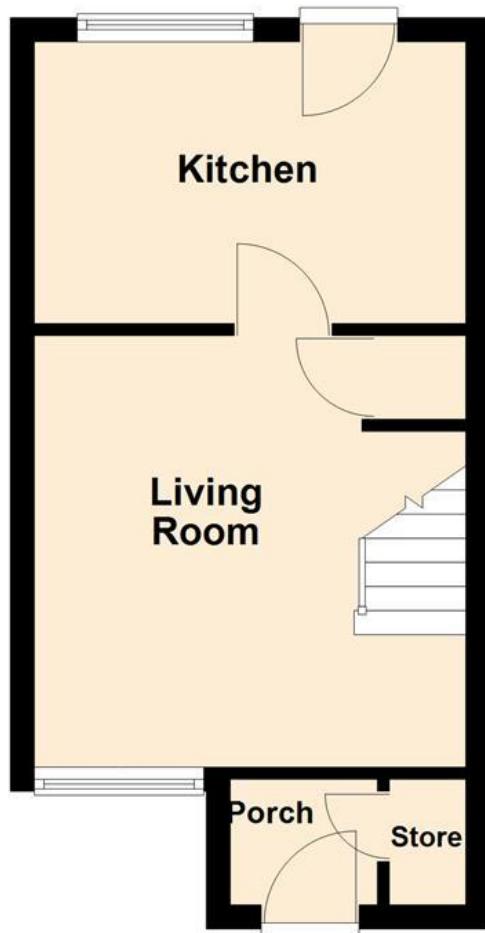
Other Charges:

# Floor Plan

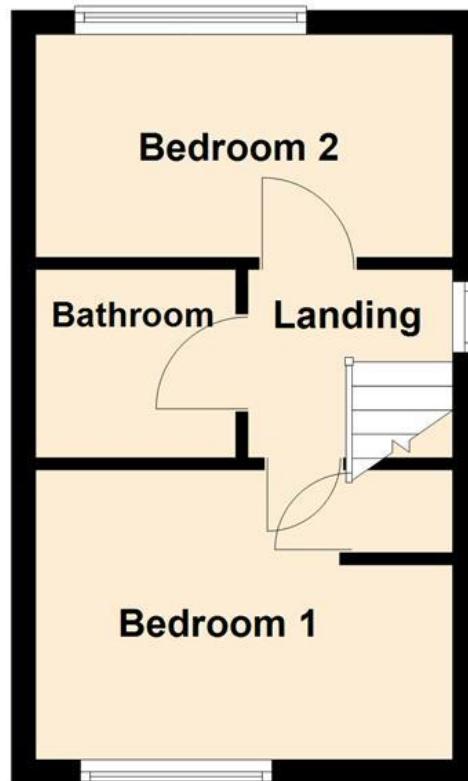
This floor plan is not drawn to scale and is for illustration purposes only

## Energy Efficiency Rating

### Ground Floor



### First Floor



## Map Location

