



smarthomes

Runnymede Road

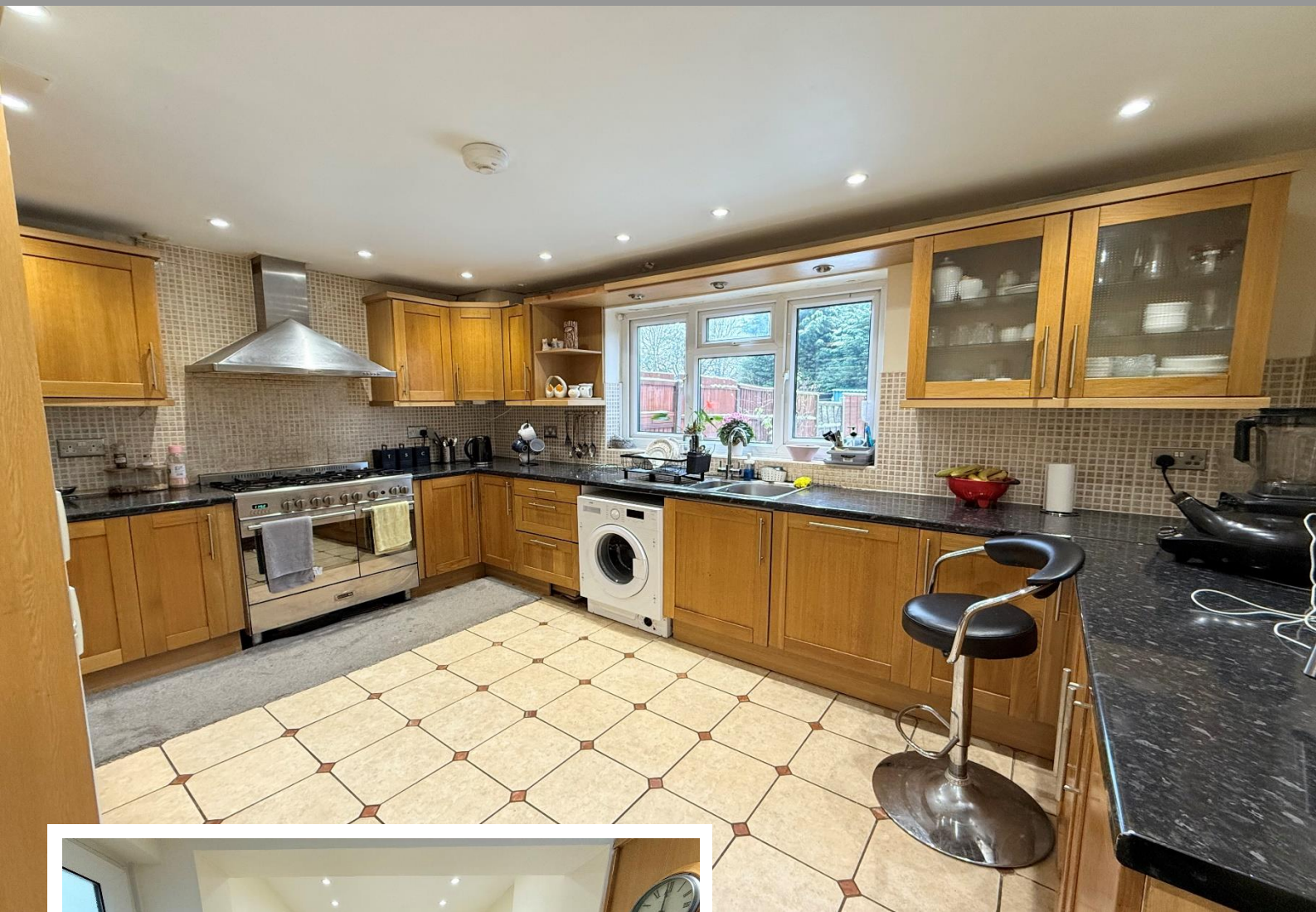
Sparkhill, Birmingham

- A Well Presented & Spacious Three Bedroom Family Home
- Through Lounge, Breakfast Kitchen/Diner, Conservatory & Guest W.C
- Four Piece Family Bathroom & No Upward Chain
- Side Garage & Driveway Parking

Offers Over £325,000

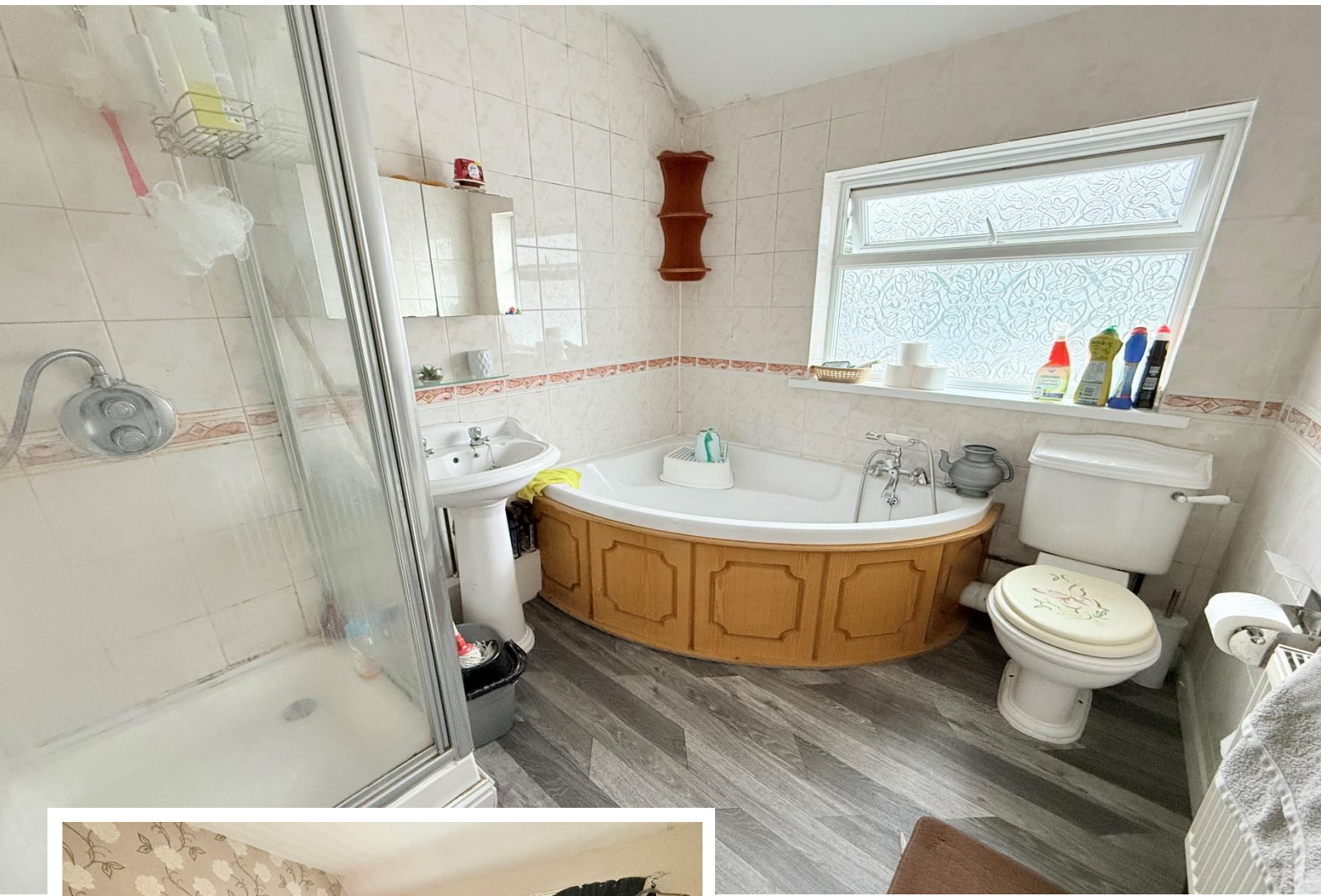
Current EPC Rating - D
Current Council Tax Band - C





Property Description

A well presented & spacious semi-detached family home offering accommodation which is comprising of three bedrooms, through lounge, conservatory, breakfast kitchen/diner, guest W.C, inner lobby area, four piece family bathroom, large rear garden, side garage and driveway parking



Rooms & Measurements

Through Lounge 8.05m x 3.43m (26'5" x 11'3")

Conservatory to Rear 3.4m x 2.92m (11'2" x 9'7")

Breakfast Kitchen/Diner to Rear 6.1m max x 4.37m max
(20'0" max x 14'4" max)

Bedroom One to Rear 4.04m x 3.23m (13'3" x 10'7")

Bedroom Two to Front 3.35m x 3.23m (11'0" x 10'7")

Bedroom Three to Front 2.34m x 2.06m (7'8" x 6'9")

Four Piece Family Bathroom to Rear 2.49m x 2.06m (8'2" x 6'9")

Side Garage 4.95m x 2.16m (16'3" x 7'1")

Tenure

We are advised by the vendor that the property is freehold. We would advise all interested parties to obtain verification through their own solicitor or legal representative.

EPC supplied by vendor. Current council tax band – C



316 Stratford Road
Shirley
Solihull
B90 3DN

www.smart-homes.co.uk
0121 744 4144

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.