



Station Road, Wythall, B47 6AB

£295,000

- A Detached Bungalow
- Two Bedrooms
- Lounge
- Kitchen
- Bathroom
- Large Fore Garden
- Driveway Providing Off Road Parking
- Rear Garden
- No Upward Chain
- Requires Modernisation



SCAN TO VIEW
VIRTUAL TOUR

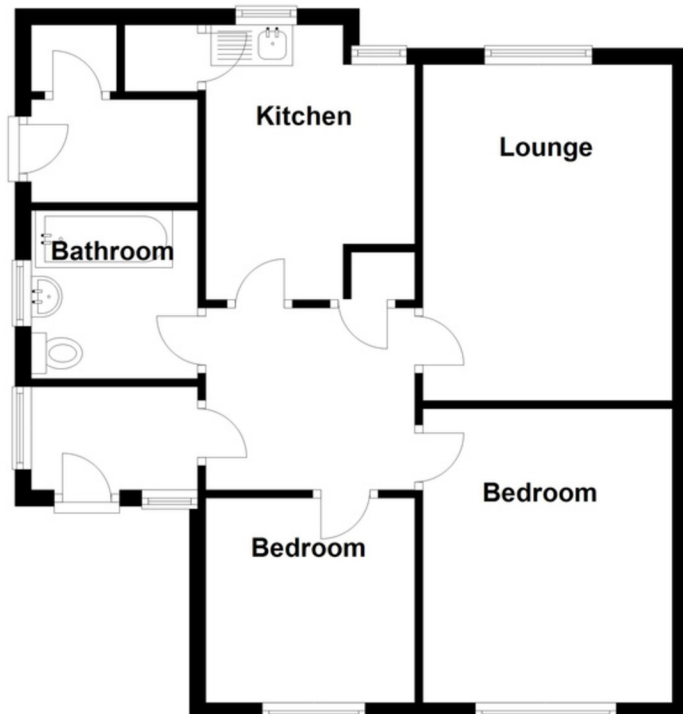


- Lounge to rear - 4.01m x 2.87m (13'2" x 9'5")
- Kitchen to rear - 3.45m x 2.74m (11'4" x 9'0")
- Bedroom One to front - 3.68m x 3.1m (12'1" x 10'2")
- Bedroom Two to front - 2.72m x 2.54m (8'11" x 8'4")
- Bathroom to side - 1.96m x 1.68m (6'5" x 5'6")

A detached bungalow on one of Wythalls most sought-after roads, requiring extensive modernisation and offering no upward chain with accommodation comprising in brief of entrance porch, reception hall, lounge, two bedrooms, kitchen, bathroom, large fore garden, driveway providing off road parking and rear garden.

Ground Floor

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	33	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Total area: approx. 57.8 sq. metres (621.8 sq. feet)

COUNCIL TAX BAND: C
 EPC Rating: F
 Tenure: Freehold

The vendor advises that the property is Freehold. Drakes Estate Agents will not be held responsible should this information be incorrect, and we request that your conveyancing solicitor verifies this throughout the conveyancing procedure.

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