



smarthomes

Naim Close

Hall Green, Birmingham

- A Beautifully Presented Three Bedroom Family Home
- Re-Fitted Kitchen & Family Bathroom
- Low Maintenance South Facing Rear Garden
- Garage & Driveway Parking

Offers Over £350,000

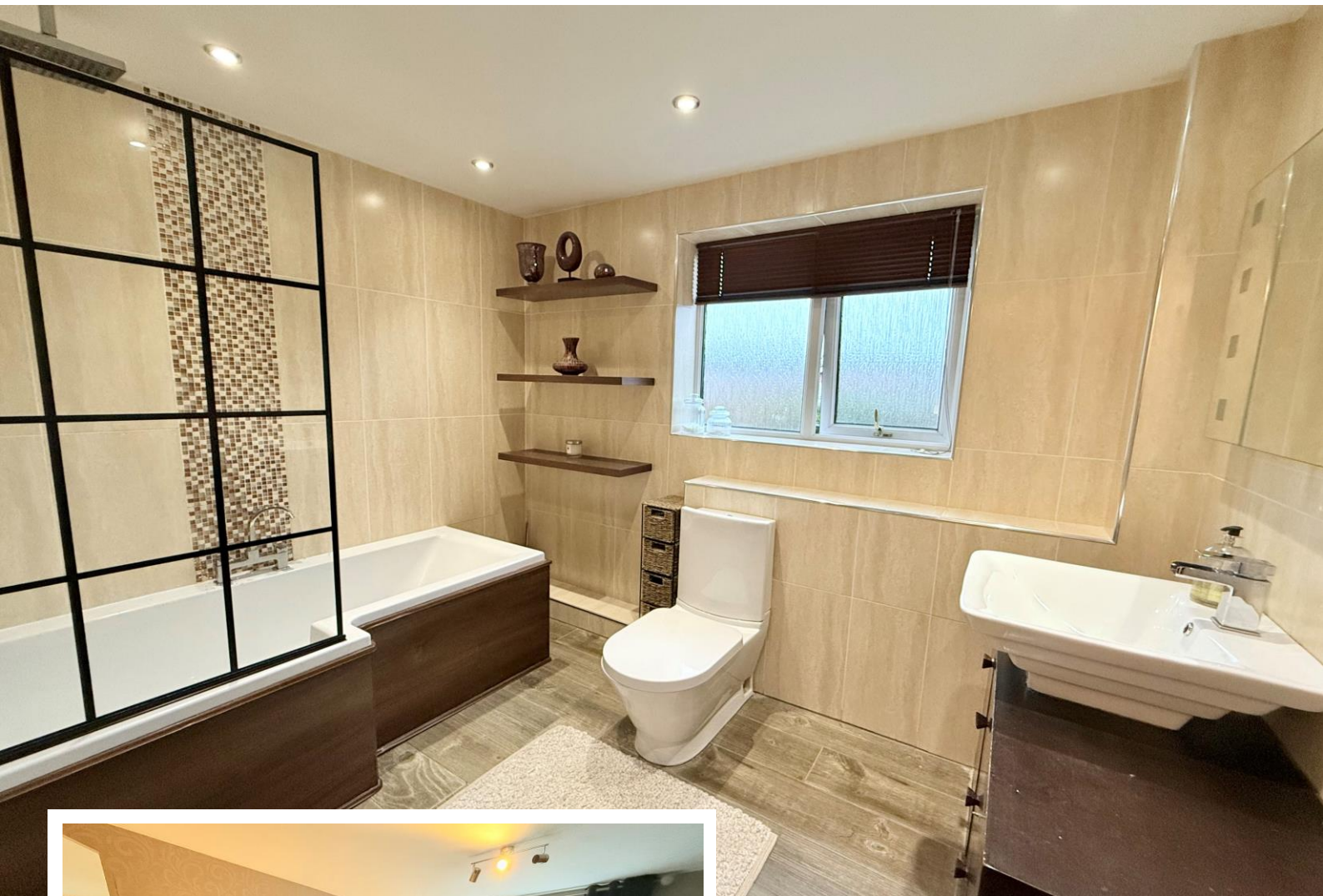
Current EPC Rating - D
Current Council Tax Band - D





Property Description

A very well presented detached family home situated in a most convenient location and offering accommodation comprising an open plan lounge/diner, re-fitted kitchen, three good size bedrooms, re-fitted family bathroom, low maintenance South facing rear garden, integral garage and driveway parking



Rooms & Measurements

Lounge Area to Front 3.43m x 3.78m (11'3" x 12'4")

Dining Area to Rear 2.64m x 3.42m (8'7" x 11'2")

Re-Fitted Kitchen to Rear 3.4m x 2.34m (11'1" x 7'8")

Bedroom One to Rear 3.27m x 4.21m (10'8" x 13'9")

Bedroom Two to Front 3.69m x 2.74m (12'1" x 8'11")

Bedroom Three to Front 2.35m x 2.74m (7'8" x 8'11")

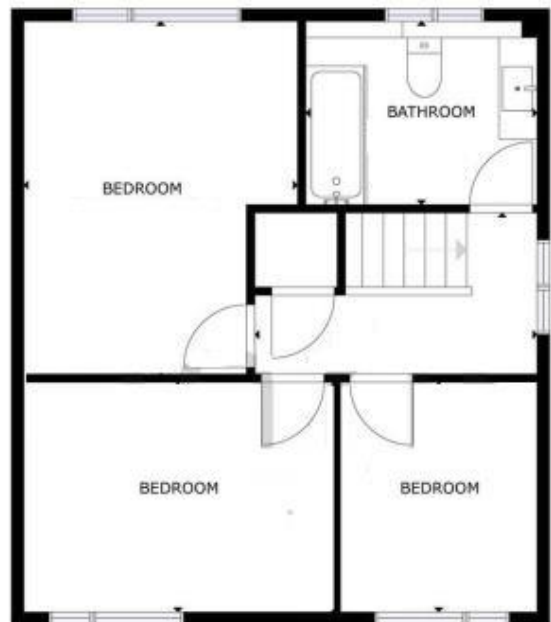
Family Bathroom to Rear 2.77m x 2.19m (9'1" x 7'2")

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 – D



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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 and 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.