



smarthomes

Severne Road

Acocks Green, Birmingham

- An Extended Two/Three Bedroom Family Home
- Fitted Kitchen & Two Reception Rooms
- Rear Garden & Driveway Parking
- Guest W.C & No Upward Chain

Offers Over £250,000

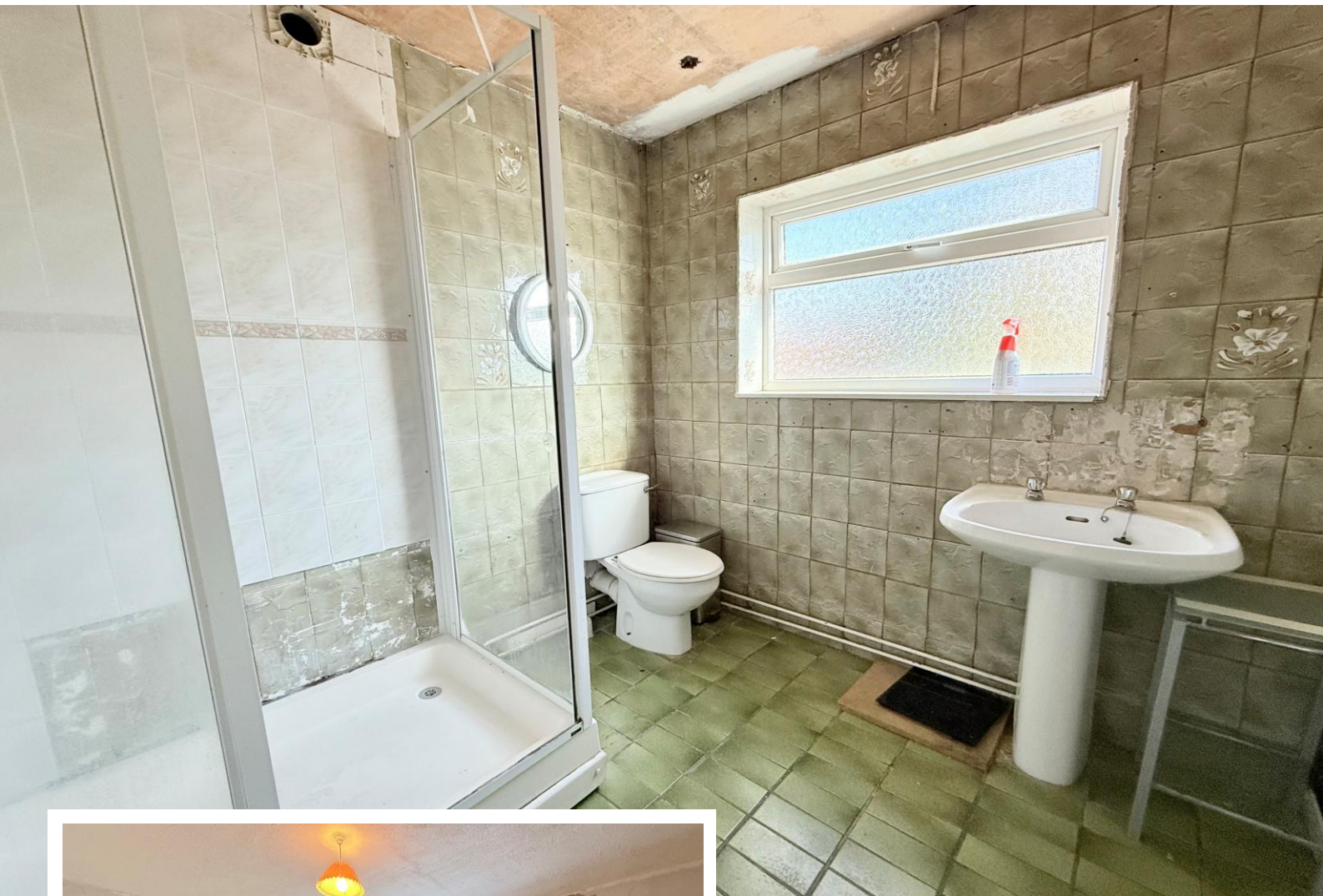
Current EPC Rating - 47
Current Council Tax Band - B





Property Description

A semi-detached property offered for sale with no upward chain and requiring modernisation. Offering accommodation comprising two/three bedrooms, two reception rooms, extended kitchen, guest WC, shower room, rear garden and driveway parking



Rooms & Measurements

Lounge to Front 5.21m x 4.04m (17'1" x 13'3")

Dining Room 5.08m x 2.77m (16'8" x 9'1")

Extended Kitchen to Rear 3.48m x 2.18m (11'5" x 7'2")

Guest WC

Bedroom One to Front 5.08m x 3.15m (16'8" (max) x 10'4")

Bedroom Two to Rear 3.78m x 2.77m (12'5" x 9'1")

Bedroom Three to Side 1.88m x 2.13m (6'2" x 7'0")

Shower Room to Rear 2.18m x 2.06m (7'2" x 6'9")

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 Nigel Hodges.

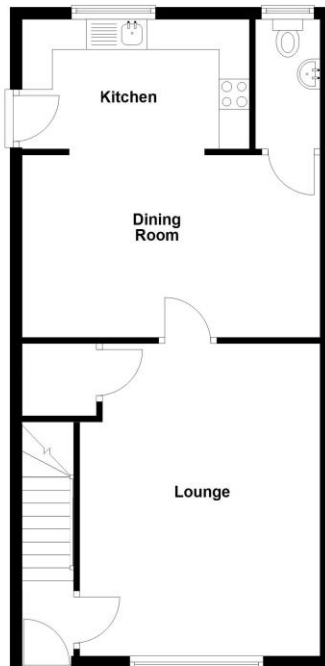
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Ground Floor

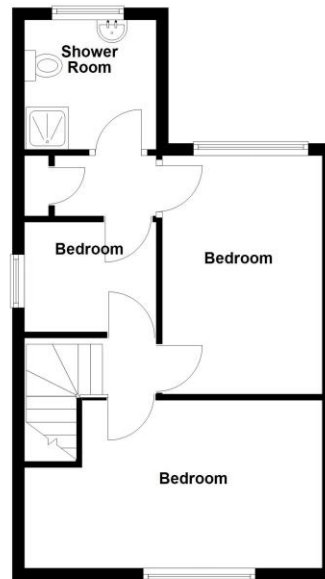
Approx. 51.9 sq. metres (558.9 sq. feet)

Total area: approx. 90.5 sq. metres (973.9 sq. feet)



First Floor

Approx. 38.5 sq. metres (414.9 sq. feet)



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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.