

636 Pershore Road, Selly Park, Birmingham, B29 7HG



FOR SALE

Three Storey, Four Bedroom Terraced House

Offers in the Region of £329,000

Description

A spacious four-bedroom terraced house, ideally situated in the sought-after area of Selly Park. The property sits on Pershore Road offering ease of access into the Birmingham City Centre as well as the nearby Birmingham University campus.

The Rea Valley national cycle route is only moments away which meanders its way along the River Rea and down into Cannon Hill Park. Well rated schools such as King Edwards are also a feature of the area.

The property is Freehold, is double glazed and has central heating.

The accommodation offers;

Front Garden

Large, paved frontage with hooded entrance door leading into;

Entrance Hallway

Entrance area leading to a hallway with stairs to first floor and doors leading into the Main Lounge Area and Small Lounge which has potential to be a dining room;

Main Lounge Area

Bay window to front elevation with double glazed windows, central heated radiators, carpeted floor throughout and one feature fireplace;

Dining Room/Small Lounge

With laminate flooring throughout and access to the garden, leading into;

Kitchen

A generously sized kitchen with a breakfast bar, bay window suitable for dining area, large understairs pantry cupboard, a range of black wall and base units with dark wood effect worktops over, freestanding oven with six gas burner hobs over, brushed chrome cooker hood and black tiled splashback, separate black sink and drainer with mixer tap and washing machine. The door to the rear leads into;

Utility Room

Access to rear garden, leading into;

Downstairs W.C.

With white toilet and basin, shower and modern floor-to-ceiling tiles throughout.

First Floor Landing

With fitted carpet, stairs to loft room and wooden oak doors leading into;

Bedroom 1

Large bedroom with windows to front elevation, carpeted flooring and central heating radiator.

Bedroom 2

Double bedroom with window to rear garden aspect, carpeted flooring, and central heating radiator.

Family Bathroom

With window to side elevation, brown stone effect ceramic tiled flooring with a sandstone-coloured ceramic floor-to-ceiling wall tiles, corner bath with chrome shower over, vanity sink, and low level traditional toilet.

Bedroom 3

With window to rear garden aspect, built-in storage cupboard, Worcester boiler, and central heating radiator.

Second Floor Loft Room/Bedroom 4

Large bedroom with carpeted flooring, wall-fixed lighting, window to rear garden aspect, and wooden door leading into;

En-suite Bathroom

Window to front aspect, tiled flooring, extractor fan, corner shower cubicle, glass sink and white traditional toilet.

Rear Garden

With perimeter fencing and access from rear via Second Avenue.

Price

The property is available to purchase at offers in the region of £329,000 for the freehold interest.

Utilities

We understand that all utilities are connected to the property. A purchaser is advised to conduct their own checks on these.

Council Tax

The property comes under Council Tax Band D and is payable by the occupier to Birmingham City Council.

Energy Performance Certificate

The property has an energy rating of D.

A copy of the energy performance certificate is available from the agent upon request.

