



Gorse Farm Road
Birmingham
B43 5LR
£1,350 pcm



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	89
(69-80)	C	79
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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Gorse Farm Road

Birmingham, B43 5LR

WK Estate Agents located in West Bromwich are pleased to present this three bedroom semi detached property which has been fully renovated to a high standard, including installed solar panels to help cut down electricity bills. Close to local amenities and good transport networks this will make a beautiful home. Consisting of lounge, kitchen diner, down stairs cloakroom. Three bedrooms and family bathroom. Beautiful rear garden and parking to the rear. AVAILABLE NOW. EPC RATING C, COUNCIL TAX BAND C.



FRONT ELEVATION

The property is approached via steps upto front door and lawned garden.

ENTRANCE HALL

Having UPVC door to front elevation, air source radiator, stairs rising to first floor, laminate flooring and doors leading onto

LOUNGE

Having double glazed bay window to front elevation, air source radiator and french doors leading onto

KITCHEN/DINER

Housing a range of wall and base units with work surfaces over. Sink with drainer, electric oven and hob with cooker hood over. Space for domestic appliances, laminate flooring, air source radiator, double glazed window to rear elevation and double glazed french doors to rear elevation.

DOWNSTAIRS WC

Having low level flushing WC, Wash hand basin and extractor fan.

FIRST FLOOR

Landing having loft access and doors leading onto

BEDROOM ONE

Having double glazed window to front elevation and air source radiator.

BEDROOM TWO

Having double glazed window to rear elevation and air source radiator.

BEDROOM THREE

Having double glazed window to front elevation and air source radiator.

BATHROOM

Housing bath with shower over, vanity wash hand basin, low level flushing WC and storage cupboard housing air source tank

REAR ELEVATION

Having paved patio with lawned garden and off road parking.

