Barratt Last

ESTATE AGENTS

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37 HARTSHILL ROAD, SHARD END, B34 6RE
£200,000 FREEHOLD

- Freehold Mid-Terraced
- 'Wimpey No Fines' Non Traditional Construction
- Garage at Rear
- Three Bedrooms
- Central Heating & Double Glazing
- No On-going Chain

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Barratt Last Estate Agents is the trading name of Barratt Last (Estate Agents) Limited, registered in England number 6288672.
Registered office: 11 Aldergate, Tamworth, Staffordshire B79 7DL.
A list of Directors is available for inspection at registered office.

The Property Ombudsman

GROUND FLOOR

Canopy Porch Entrance

Hallway
Central heating radiator, meter cupboard, understairs store cupboard.

Through Lounge
22'6" x 9'6" (6.88 x 2.91)
Double glazed windows to front and rear, 2 central heating radiators.

Fitted Kitchen
10'5" x 7'9" (3.19 x 2.37)
Matching base and wall units, roll edge worksurfaces, single drainer stainless steel sink, 'built-in' oven and 4 ring ceramic hob unit, cylindrical cooker hood air extractor fan, tiled splashbacks, 'Baxi' wall-mounted gas fired central heating boiler, UPVC door to:-

Covered Side Entry
Doors to front and rear gardens. W.C. and tool store off.

FIRST FLOOR

Landing
Store room, loft access.

Bedroom 1
14'1" x 12'6" (4.30 x 3.82)
2 double glazed windows to fore, 2 central heating radiators, 'built-in' wardrobes.

Bedroom 2
12'0" x 11'5" (3.68 x 3.48)
Double glazed window to rear, central heating radiator, 'built-in' wardrobes.

Bedroom 3
12'3" x 7'5" (3.75 x 2.28)
Double glazed window to fore, central heating radiator, 'built-in' wardrobes.

Bathroom
11'1" x 5'6" (3.4 x 1.69)
Panelled bath with 'Triton' over bath shower fitted, glazed shower screen, pedestal wash hand basin, low flush w.c., central heating radiator, 2 double glazed windows to rear.

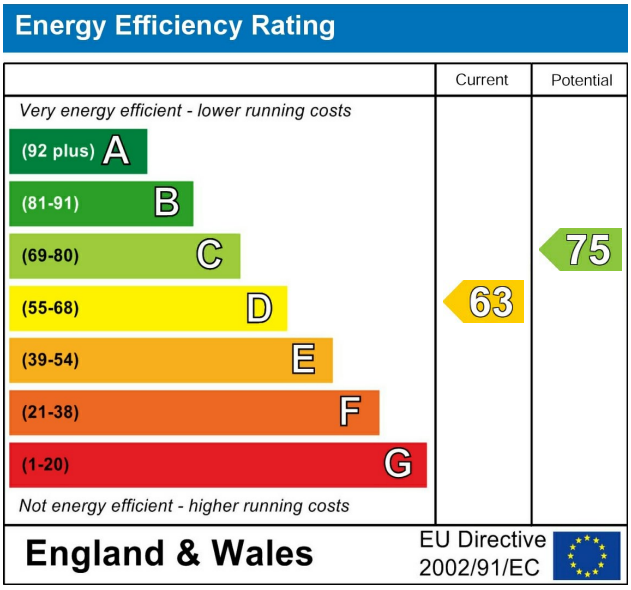
OUTSIDE

Rear Garage

Gardens
To fore, lawn and approach pathway,
At the rear of the good size garden has patio, pathway, lawn and screen fencing.

ADDITIONAL INFORMATION
Tenure - We understand that the property is Freehold, however we would advise that all interested parties have this information verified by a Legal Representative.

Council Tax - Band B - Birmingham City Council.



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