

Uplands Road | B21 8BS

£235,000



VIRDEE 

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235-237 Rookery Road | B21 9PU
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£250,000

VERY WELL PRESENTED Virdee Estates are proud to present For Sale this three bedroom semi detached property. Comprising of having a porch, hallway, reception room, lounge, extended kitchen, ground floor w.c, and first floor bathroom. Further benefiting from having gas central heating, double glazing, driveway, front and rear gardens. Offered Freehold. EPC Rating: D66



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Approach

Having a brick wall and fence perimeter, driveway, tiled paving and a upvc front door.

Porch

Having tiled flooring, double glazed windows to the front and side elevations and a upvc door.

Hallway

Having a ceiling light point, panelled radiator, stairs leading to the first floor and laminate flooring.

Reception Room

4.41m x 3.50m Into Alcoves

Having a ceiling light point, panelled radiator, gas fire with surround, laminate flooring and an open bay double glazed window to the front elevation.

Lounge

3.43m x 3.09m Into Alcoves

Having a ceiling light point, two panelled radiators, laminate flooring, a upvc door leading to the rear garden and a double glazed window to the rear elevation.

Extended Kitchen

5.45m x 2.62m

Having two ceiling light points, wall and base units with worktop over, stainless steel sink with hot and cold taps over, ceramic splash back wall tiles, wall mounted boiler, a upvc door leading to the rear garden, vinyl flooring and a double glazed window to the side elevation.

Ground Floor W.C.

1.51m x 0.73m

Having a wall light, hand wash basin with vanity unit, ceramic splash back wall tiles, tiled flooring and an obscure double glazed window to the side elevation.

First Floor

Landing

Having a ceiling light point, fitted carpet and a double glazed window to the side elevation.

Bathroom

2.45m x 2.06m

Having a ceiling light point, heated towel rail, hand wash basin with vanity unit, bathtub with mixer tap over, ceramic splash back wall tiles, tiled flooring and an obscure double glazed window to the rear elevation.

Bedroom One

3.47m x 3.31m Into Alcoves

Having a ceiling light point, panelled radiator, fitted carpet and a double glazed window to the rear elevation.

Bedroom two

4.43m x 3.28m Into Alcoves

Having a ceiling light point, panelled radiator, fitted carpet and an open bay double glazed window to the front elevation.

Bedroom Three

2.42m x 2.12m

Having a ceiling light point, panelled radiator, fitted carpet and a double glazed window to the front elevation.

Garden

Having a fenced perimeter, slab paving, lawn area leading to shed.

General Information

Tenure

The property is Freehold.

The Agent has not checked the legal documents to verify the Freehold status of the property. The buyer is advised to obtain verification from their Solicitor or Surveyor.

Services

All mains services are understood to be available and connected.

Fixtures and Fittings

All fixtures and fittings mentioned in these particulars of sale are included in the asking price. All others are specifically excluded, but some items may be available by separate negotiation.

THINKING OF SELLING OR LETTING YOUR HOME

Virdee Estates would be delighted to carry out a FREE market appraisal of your property.
CALL NOW ON 0121 554 0330

IMPORTANT NOTICE:

In accordance with the property misdescriptions act 1991 these details, photographs and floor plans have been prepared in good faith and as a general guide not a statement of fact. Neither do they constitute part of an offer or contract. We have not carried out a survey and the services, appliances and specific fittings have not been tested. Measurements are approximate. We would recommend if there are any particular points that concern you these should be checked with a member of staff, especially if travelling some distance, before you leave to view a property.



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