



62 Dell Road, Cotteridge, Birmingham, B30 2HZ

£265,000

- Three Bedrooms
- Modern Bathroom
- Blocked Paved Drive
- Quiet Sought After Road
- Lounge/Diner
- Private Rear Garden
- No upward Chain
- Modern Kitchen
- Rear Garage
- Council Tax Band: B EPC Rating: D

62 Dell Road, Birmingham B30 2HZ

A well presented three bedroom end terrace house with modern kitchen, lounge/diner, modern bathroom, rear garden, garage, having off road parking, situated in a quiet cul-de-sac in Cotteridge, Birmingham, offered with NO UPWARD CHAIN



Council Tax Band: B



DESCRIPTION

The property in brief comprises porch, hall with under stairs storage cupboard, lounge/diner, modern kitchen having a range of white high gloss wall & base units, four ring gas hob, extractor, door into rear garden, and lean to/conservatory with sliding patio doors

Stairs to first floor landing, master bedroom, double bedroom two, bedroom three, bathroom comprising, wc, hand wash basin, bath with shower over.

OUTSIDE

The front of the property has a block paved drive providing ample off road parking.

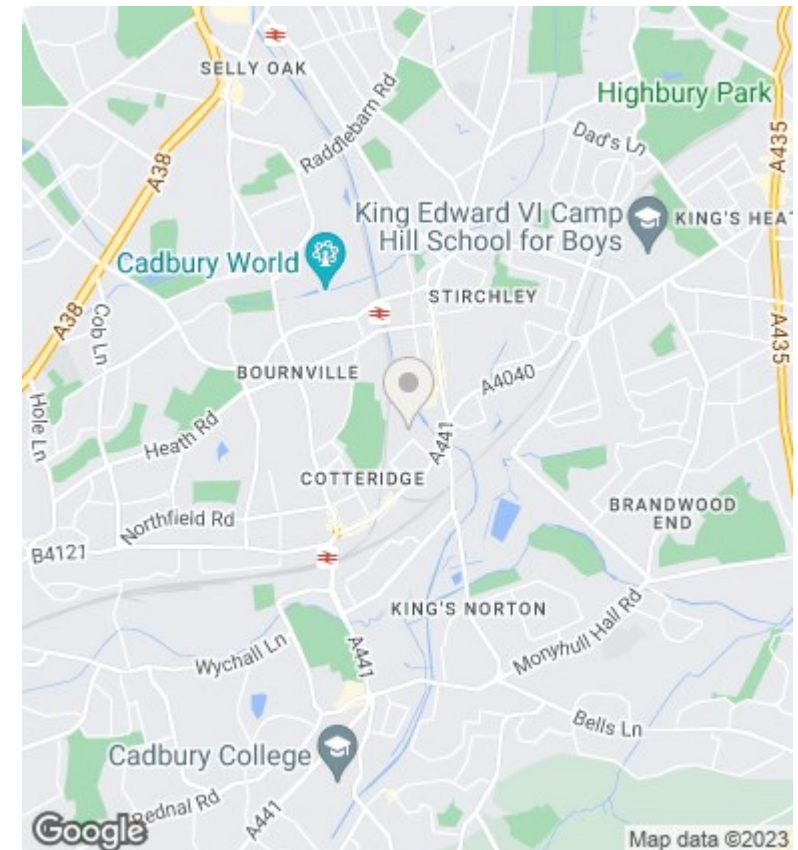
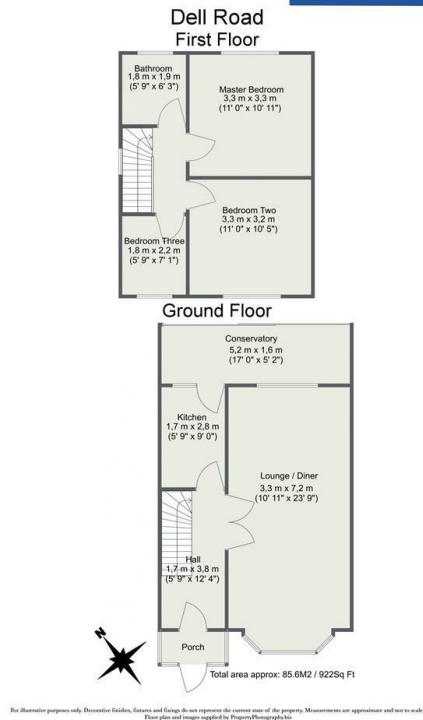
The rear garden has a blocked paved patio area, lawn, bushes, trees and fenced boundaries.

LOCATION

The property is located in a sought after quiet road in Cotteridge, just short walk from local shops, amenities and parks, and is ideal for commuters from Kings Norton station.

TENURE

The vendor has informed us that this property is FREEHOLD, but all prospective purchasers will have this verified with their solicitor.



Directions

Viewings

Viewings by arrangement only. Call 0121 453 8447 to make an appointment.

Council Tax Band

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