

# HUNTERS®

HERE TO GET *you* THERE



## Edward Road

Oldbury, B68 0LZ

£1,695 Per Calendar Month



\*\*\* ALTERNATIVE DEPOSIT OPTION AVAILABLE \*\*\* RENOVATED THROUGHOUT \*\*\* AVAILABLE MID APRIL \*\*\*

This modern and recently refurbished three bed semi-detached family home is situated in a prime location boasting easy access for Harborne High Street and Birmingham City Centre.

The property comprises of two reception rooms, downstairs W.C and the main feature of the house which is the extended breakfast kitchen with central island and patio doors overlooking the rear garden. The garage has also been converted which could be used as a fourth bedroom, study or playroom.

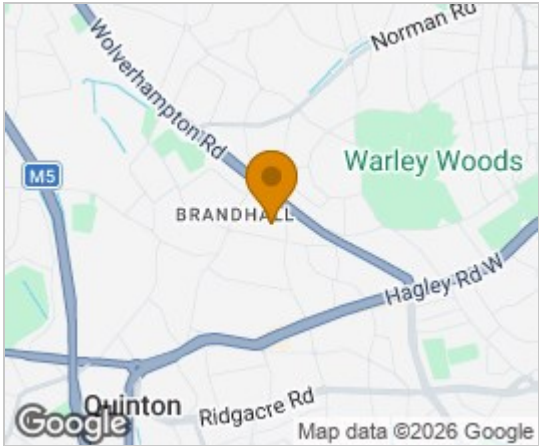
To the first floor there are three good size bedrooms and a family bathroom with bath and separate shower cubicle.

Further benefits include neutral decor throughout, double glazing, gas central heating, rear garden and off road parking. The property is offered unfurnished and available to move into immediately.

Council Tax Band; C and EPC Rating; D



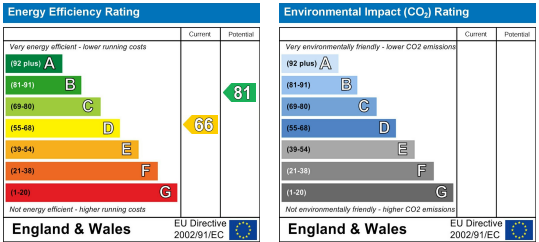
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.