



18 QUINTON ROAD WEST, QUINTON, BIRMINGHAM, B32 2QD

£215,000





THE PROPERTY

PERFECT PROPERTY FOR FIRST TIME BUYERS, Offered for sale is a good sized and well presented 2 Bedroom semi detached home occupying a pleasant corner position within this popular part of Quinton with many shops, bus routes and schools nearby. Q.E. Hospital and Harborne Town Centre are a short distance away, whilst Birmingham City Centre is easily accessible. The property is set back behind a good sized fore garden leading to the accommodation. The Entrance hall has stairs rising to the First Floor and doors off to spacious 15FT lounge at the front and 10ft breakfast kitchen at the rear, there is a downstairs wc and stunning 14ft conservatory with views over the rear garden. First Floor provides 2 double bedrooms and bathroom, and outside is a really good sized pleasant garden extending to the side. Double glazed. Gas central heating, Council tax band B. EPC rating D.

Council Tax Band B

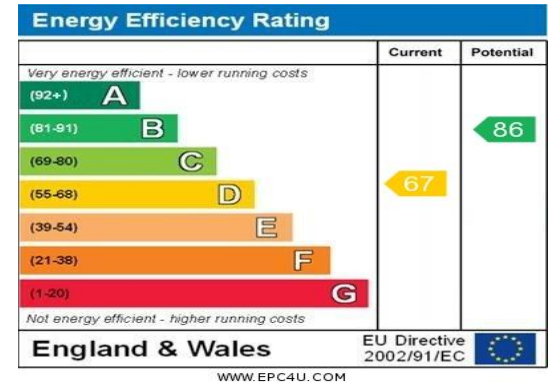
EPC Rating: D

TITLE

The agents have checked HM land registry and the official copy of register of title shows the property as being Freehold. We recommend buyers verify the status and satisfy themselves as to the tenure.

PROPERTY RELATED SERVICES

Humberstones Homes recommends certain products and services to buyers including mortgage advice, insurance, surveying and conveyancing. We may receive commission for such recommendations and referrals when they proceed to sign up and/or completion. These can vary up to a maximum of £240 per transaction.





Floor 0



Floor 1

Approximate total area⁽¹⁾
863.01 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Consumer Protection Regulations 2008: These particulars have been prepared with care & approved by the vendors as correct (TBC) but are only intended as a guide to the property only. The measurements are approximate & usually the maximum size which may include recesses etc and must not rely on them for any purpose. The appearance of an item in any photograph does not mean that it forms part of the property or sale price. Always contact the appropriate Humberstones Homes branch for clarification. Humberstones Homes takes no responsibility for any planning or building regulations being granted or applied for & prospective buyers should always seek clarification from their solicitor or surveyor on these aspects.

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