



Wyegate Close, Birmingham B36 0TQ

welcome to

Wyegate Close, Birmingham

****QUIET CUL DE SAC**BUNGALOW**TWO BEDROOMS**DRIVEWAY**CONSERVATORY**MODERN THROUGHOUT**REAR GARDEN WITH THREE SHEDS**LONG LEASEHOLD****



Agents Note

Please note measurements have been taken by an external company and should only be used as a guide.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed the fee cannot be refunded, even if the property purchase does not go ahead.

Entrance Porch

Boiler cupboard.

Cloakroom

Airing cupboard.

Lounge

Wooden flooring, two radiators, two ceiling light points and wallpaper.

Dining Room

Double-glazed window to front, radiator, ceiling light point and wooden floor.

Kitchen

Modern wall, drawer and base units, roll top work surface, integrated gas and electric ovens, plumbing for washing machine and dishwasher, double-glazed window, radiator, ceiling light point, wooden floor and tiling.

Utility Room

Tiled, radiator and ceiling light point.

Landing

Wooden floor, radiator, ceiling light point, loft hatch and built in storage cupboard.

Bedroom One

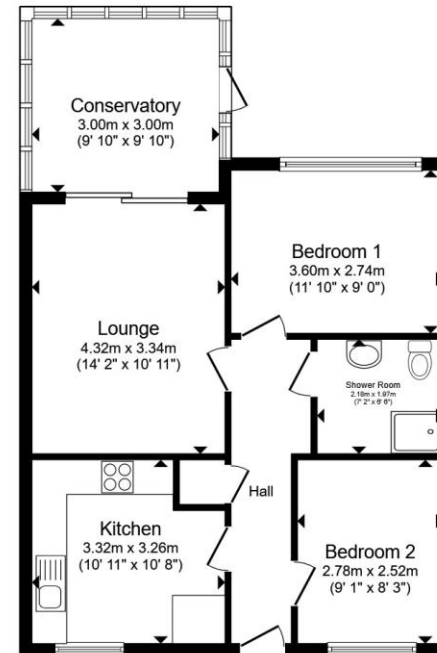
Built in wardrobes x 2, radiator, double-glazed window and built in storage cupboard.

Bathroom

Tiled, sink, spotlights, low level w.c. and walk in shower.

Rear Garden

Patio, steps to lawn, mature shrubs and trees, three sheds and gate for access.



Total floor area 56.9 m² (612 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Wyegate Close, Birmingham

- QUIET LOCATION
- BUNGALOW
- DRIVEWAY
- TWO BEDROOMS
- CONSERVATORY

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 08 Jan 2001. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£230,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CAB112660 - 0003

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