



**Black Haynes Road, Selly Oak, Birmingham, B29 4RE | £279,950**  
Four Bedroom Link Detached House



**Features:**

- Four Bedrooms
- Bathroom and Separate WC
- Lounge and Conservatory
- Modern Kitchen/Diner
- Rear Garden
- Driveway and Garage

**Summary:**

A well presented four bedroom link-detached house, offered with a modern kitchen/diner, a lounge and a conservatory leading out to a rear garden, situated within Bournville Village Trust, Selly Oak, Birmingham.

**Description:**

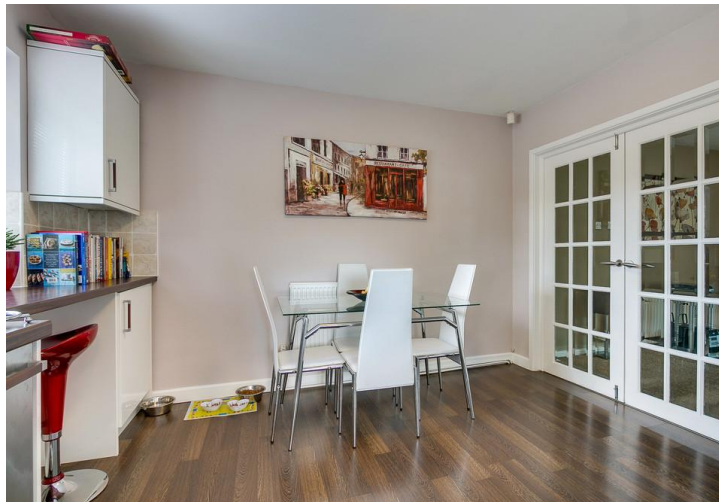
The accommodation, in brief, features: - Driveway and Garage, Hall, Modern Kitchen/Diner with Built In Breakfast Bar and Integrated Fridge and Extractor, Lounge with Sliding Patio Door to Conservatory with French Doors to Rear Garden, Stairs to First Floor Landing, Master Bedroom, Double Bedrooms Two and Three, Bedroom Four, Family Bathroom with Corner Bath with Shower over and Separate WC.

**Outside:**

Outside, the property enjoys a rear garden with paving and gravel area, a garden store, a lawn with a planted bed and further patio area to fenced boundaries.

**Location:**

Selly Oak is a vibrant area offering a number of shopping and eating facilities, plus easy access for commuters into Birmingham City Centre via a bus route and train station. Nearby in Longbridge is the recently regenerated Longbridge Town Centre Development (former MG Rover car plant), home to the largest Marks and Spencers in the Midlands.





## Room Dimensions:

### Hall

### Kitchen/Diner:

16' 10" x 11' 3" (5.15m x 3.45m) max

### Lounge:

16' 10" x 13' 7" (5.15m x 4.15m) max

### Conservatory:

10' 7" x 8' 10" (3.25m x 2.70m)

### Garage:

19' 4" x 8' 0" (5.90m x 2.45m)

### Stairs To First Floor Landing

### Master Bedroom:

13' 1" x 10' 5" (4.00m x 3.20m)

### Bedroom Two:

12' 2" x 8' 4" (3.72m x 2.55m)

### Bedroom Three:

11' 1" x 7' 8" (3.40m x 2.35m)

### Bedroom Four:

12' 5" x 10' 5" (3.80m x 3.20m) max

### Bathroom:

8' 4" x 4' 5" (2.55m x 1.35m)

EPC: TBC

Council Tax Band: TBC

Tenure: Freehold

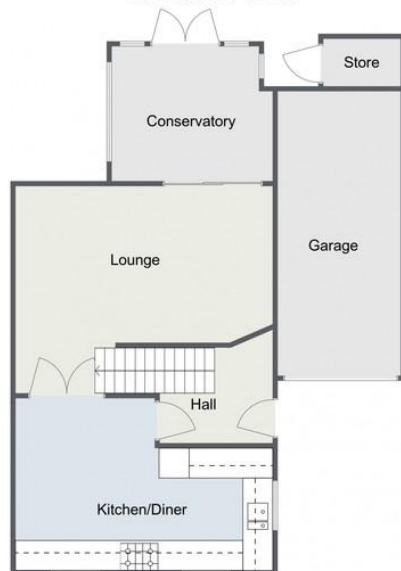
For more information on Black Haynes Road or to arrange a viewing, please call the Rubery Office on 0121 453 4349



## Black Haynes Road, Selly Oak First Floor



## Ground Floor



Total Area Approx:  
119 sq metres (1281 sq ft)

For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale.  
Floor Plans made using RoomSketcher.

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