



RIPON ROAD, YARDLEY WOOD, BIRMINGHAM, B14 4HB
ASKING PRICE OF £175,000



- »X Two Bedroom Mid Terraced
- »X Ideal For A First Time Purchaser
- »X No Upward Chain

- »X Early Viewing Essential
- »X Living Room
- »X Breakfast Kitchen

- »X Bathroom
- »X Off Road Parking To The Front
- »X Easy Maintained Rear Garden

PROPERTY OVERVIEW

Situated in a popular location, an ideal opportunity to purchase this two bedroom mid-town house which would be ideal for a first time purchaser. The property is offered to the market with no upward chain and benefits from gas central heating, double glazing and briefly comprises of: enclosed porch, entrance hall, living room, breakfast kitchen, two double bedrooms, bathroom, west facing garden and off road parking to the front.

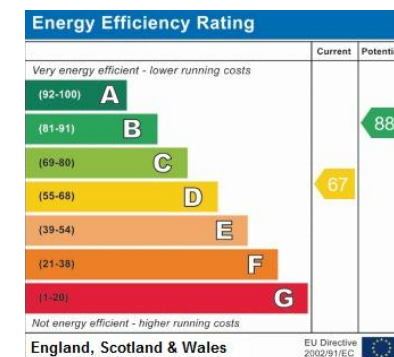
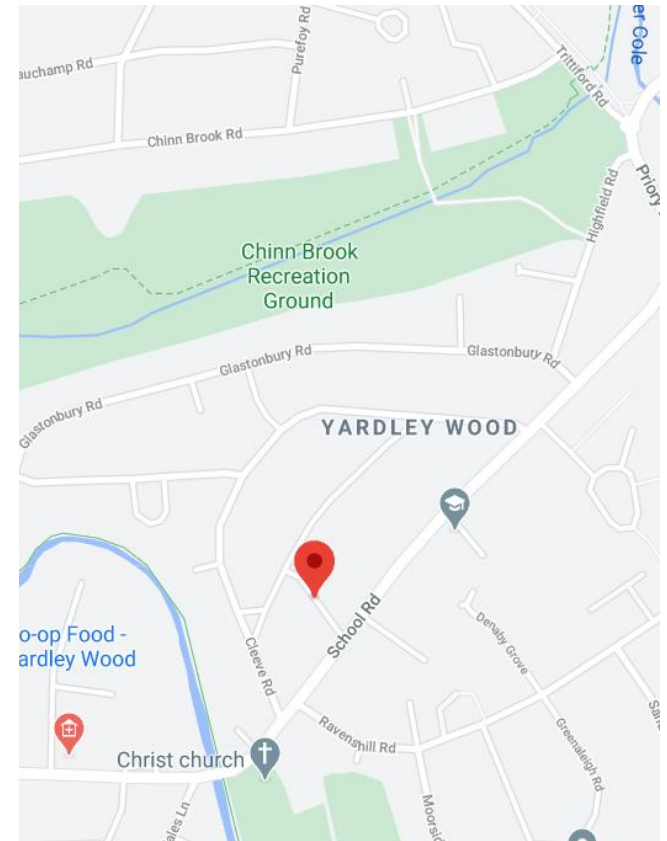
PROPERTY LOCATION

Hall Green is an area in south-east Birmingham, it offers excellent range of amenities nearby which include Birmingham Town Centre, Solihull Town Centre, Schools and parks. There are a range of services within Hall Green including commuter train service to Stratford Upon Avon and bus routes. In addition the National Exhibition Centre, Birmingham International Airport and Railway Station are all within an approximate 30 minute drive and the M42 provides fast links to the M1, M5, M6 and M40 motorways.

- COUNCIL TAX** Band A
- TENURE** Freehold
- SERVICES** Mains gas, electricity and sewers
- GARDEN** West facing

ITEMS INCLUDED IN THE SALE

TBC



ENCLOSED PORCH

ENTRANCE HALL

LIVING ROOM

16' 7" x 11' 10" (max) (5.08m x 3.63m)

BREAKFAST KITCHEN

15' 3" x 9' 10" (4.65m x 3.02m)

FIRST FLOOR

BEDROOM ONE

17' 3" x 10' 10" (5.26m x 3.32m)

BEDROOM TWO

11' 8" x 9' 8" (3.58m x 2.95m)

BATHROOM

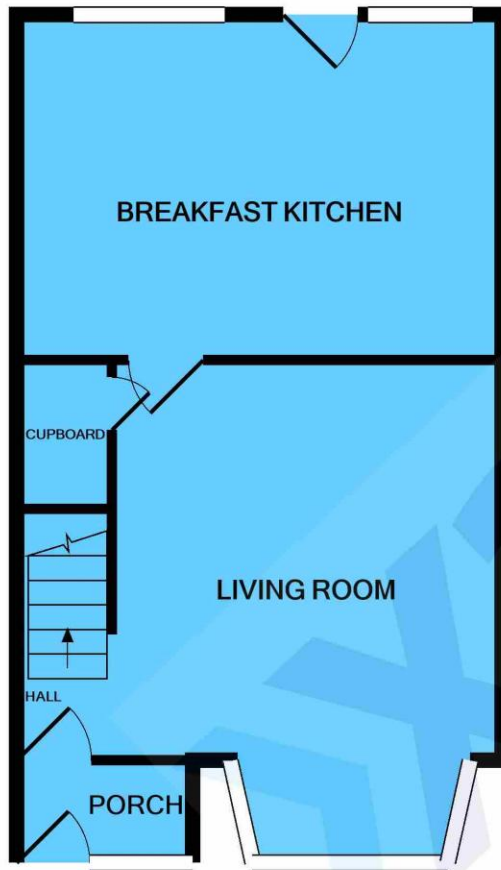
OUTSIDE THE PROPERTY

OFF ROAD PARKING

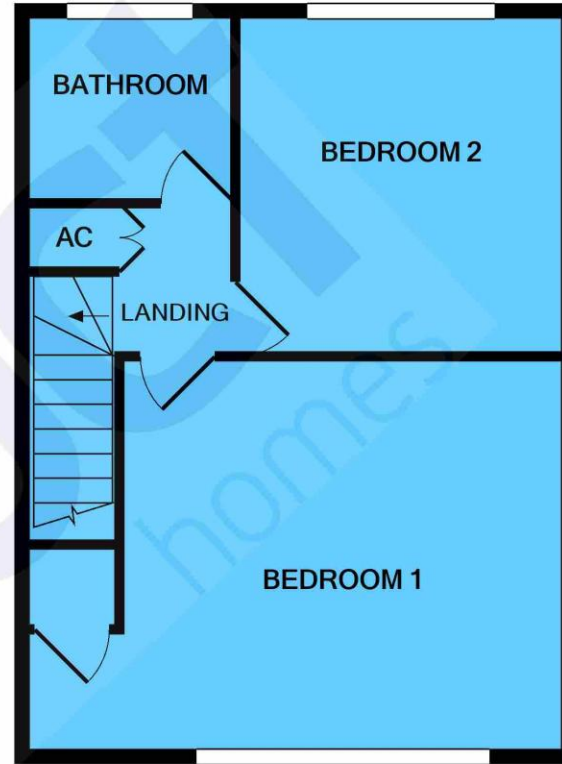
REAR GARDEN







GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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