



£75,000 None

Sunderton Road, Birmingham

Town House | 3 Bedrooms | 1 Bathroom

0121 249 6207

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# Step Inside

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## Property Description

BLACK AND GOLDS ARE PLEASED TO OFFER FOR SALE this three bedroom Town House for sale on a 25% shared ownership basis with the option to PURCHASE 100% SHARE FOR £300,000.

## Main Particulars

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Location:

This property is in a highly convenient location, offering residents a wealth of excellent amenities within easy reach. Nearby, you'll find a diverse array of retail facilities, ensuring that shopping and daily necessities are always within close proximity.

For those who rely on public transportation, regular bus services provide convenient access to key destinations, including Birmingham City Centre, Solihull Town Centre, and the surrounding areas, making commuting a breeze.

Families with children will appreciate the property's proximity to a range of high-quality nursery, primary, and secondary schools.

Additionally, the property benefits from easy access to the Maypole and Hollywood By-Pass, providing a swift connection to Junction 3 of the M42 motorway at Portway. The M42 serves as a central hub in the national motorway network, offering quick access, via the junction with the A45, to notable attractions such as the National Exhibition Centre, National Motorcycle Museum, Birmingham International Airport, and Railway Station.

If you are purchasing for investment purposes we feel you would achieve £1300 per calendar month

Full Details:

Welcome to this lovely and modern three-bedroom townhouse, offering a comfortable and contemporary living space set out over four levels. The property boasts numerous features and thoughtful layout.

As you step inside, you'll find a spacious living room to the front aspect, featuring a double glazed window, a central heating radiator, and laminate flooring. The downstairs W.C adds to the convenience of daily living.

The dining kitchen is a key space in the home, designed with modern style in mind. Doors open out to the rear garden, creating a seamless transition between indoor and outdoor living.

Moving to the first floor, you'll find three good-sized bedrooms, each equipped with double glazed windows and central heating radiators. The family bathroom on this level offers functionality and style.

Outside, the property includes off-road parking, ensuring ease of access for residents. The rear garden is a versatile space for outdoor activities and relaxation.

This modern townhouse offers a combination of style, space, and practicality, making it an excellent choice for those who seek contemporary and comfortable living.

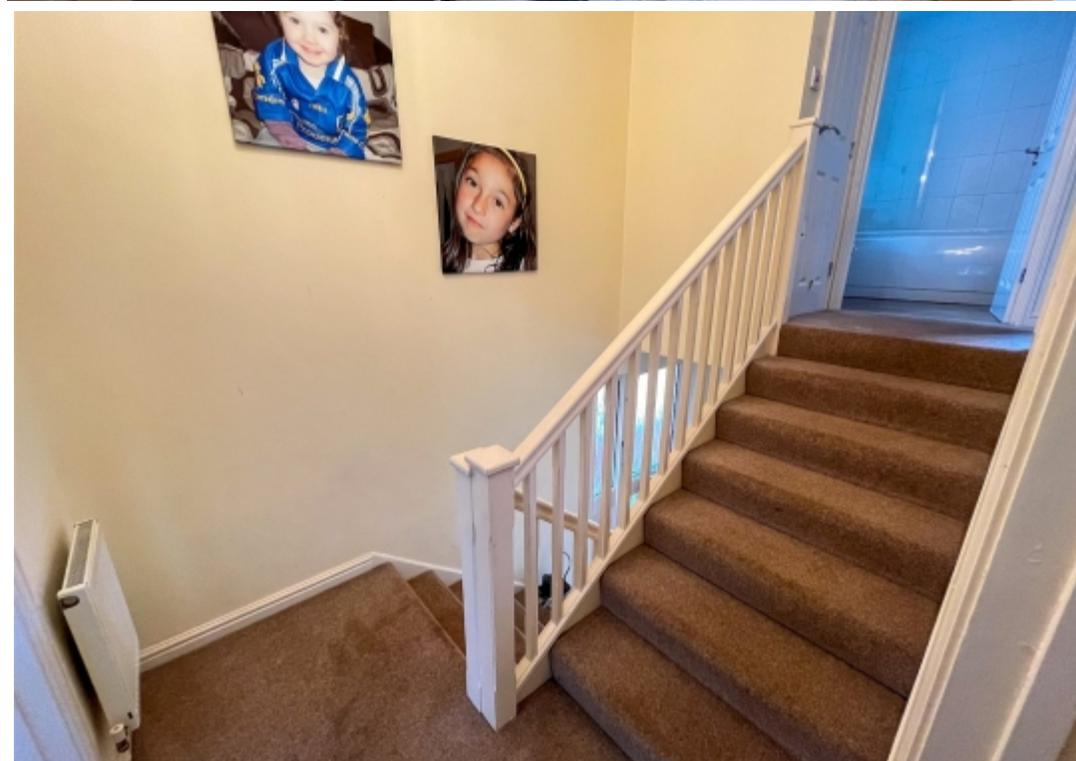
Tenure:

We are advised that the property is Leasehold with 111 years remaining. It's recommended that interested parties verify this information.

The Consumer Protection Regulations 2008: Black & Golds Estate Agents have not tested any apparatus, equipment, fixtures and fittings or services, so cannot verify that they are connected, in working order or fit for the purpose. Black & Golds Estate Agents have not checked legal documents to verify the Freehold/Leasehold status of the property. The buyer is advised to obtain verification from their own solicitor or surveyor.

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PLANNING PERMISSION AND BUILDING REGULATIONS: It is the responsibility of Purchasers to verify if any planning permission and building regulations were obtained and adhered to for any works carried out to the property.



Telephone: 0121 249 6207

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