



Connells

Reservoir Road
Edgbaston



Property Description

Situated in a convenient and well-connected location close to Edgbaston Reservoir, this well-proportioned three-bedroom home occupies a generous corner plot and offers flexible accommodation ideal for families and those working from home.

The ground floor features an impressive 26ft lounge, providing an excellent living and entertaining space, alongside a separate dining area and fitted kitchen. Further accommodation includes a versatile study/fourth bedroom, utility room and ground floor W.C., offering flexibility to suit a variety of lifestyles.

Upstairs, the property offers three well-proportioned bedrooms and a family bathroom, with the principal bedroom benefiting from particularly generous dimensions.

Externally, the property enjoys the advantage of a larger-than-average corner plot, a private rear garden and an attached garage, providing valuable storage and parking potential.

The property is ideally positioned for access to Edgbaston Reservoir, Birmingham City Centre, Brindleyplace, Broad Street and a range of local amenities and transport links,

making it an attractive choice for families, professionals and investors alike.

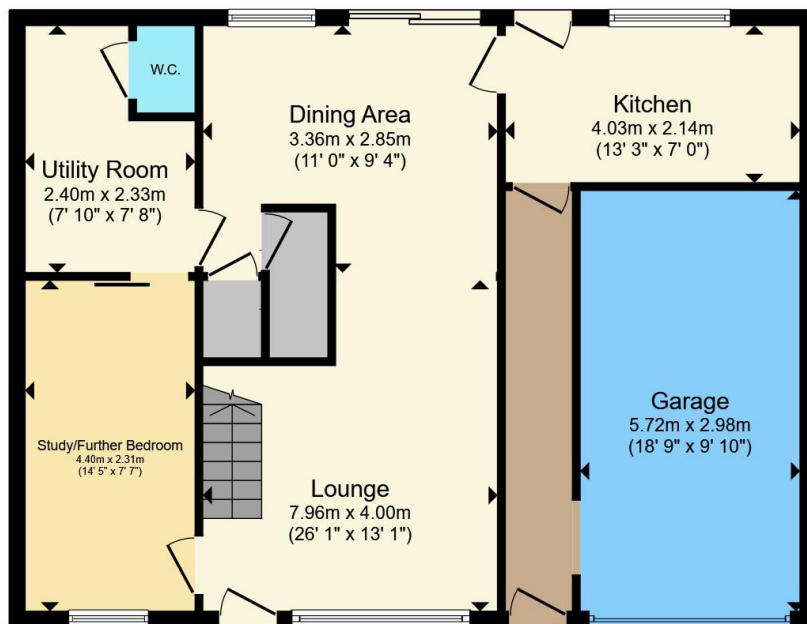
Agents Note

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.

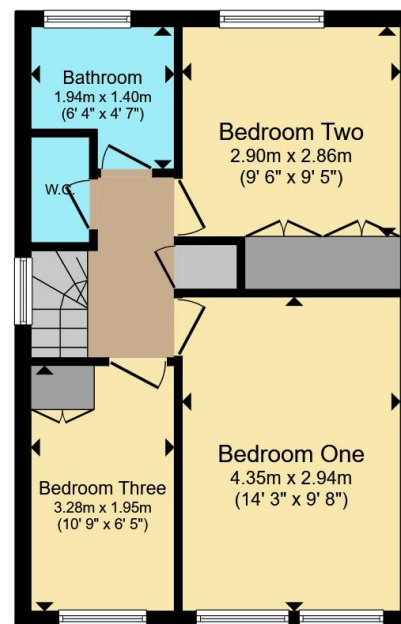








Ground Floor



First Floor

Total floor area 123.5 m² (1,329 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

Connells

To view this property please contact Connells on

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158 High Street Harborne
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EPC Rating: D Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/HBO311091



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