

For Sale

£290,000 Freehold



Thimblemill Road SMETHWICK B67 6NR

Prime Properties in Smethwick
Discover this spacious four-bedroom property on Thimblemill Road, brought to you by Connells Bearwood. Perfect for families, commuters, or investors looking for a well-connected home in a popular location. ***Contact Us Today 0121 420 3611***

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- Energy Rating: C
- FOUR BEDROOMS
- TWO RECEPTION ROOMS
- DOWNSTAIRS W.C
- DRIVEWAY



Property Details

Ground Floor

Lounge

A bright, multifunctional space featuring a bay front facing window with radiator beneath, decorated with white walls and wood-style flooring and a ceiling light point above.

Reception Room

A bright, contemporary living and dining space with a front-facing window and stylish radiator beneath, complemented by rear sliding doors opening onto the garden. Light wood-style flooring, soft neutral tones, and carefully chosen lighting create a welcoming, multifunctional room, perfect for both relaxing and entertaining.

Kitchen

A sleek, contemporary kitchen featuring glossy white cabinetry, spaces for appliances, and a marble-effect finish. The light wood-style flooring and rear-facing window bring warmth and natural light, while thoughtful design maximises space and functionality in this well-equipped, modern kitchen.

W.C

A compact, modern downstairs toilet featuring a wall-mounted basin and white suite. Textured tiling and light marble-effect flooring add a stylish touch,

Garden

A rear garden with fenced boundaries, mature planting. A raised lawn area with brick steps and a stone pathway.

Bedroom Four

A bright and inviting ground-floor bedroom featuring two windows and a glazed door that opens directly onto the garden, flooding the space with natural light. The room is finished with white walls, light wood-effect flooring, and floral curtains, creating a fresh and welcoming atmosphere.

First Floor

Bedroom One

This room features a bay window to the front aspect, light wood-style flooring, a ceiling light point and a radiator.

Bedroom Two

This room features a window to the rear aspect, light wood-style flooring, a ceiling light point and a radiator.

Bedroom Three

This room features a window to the front aspect, light wood-style flooring, a ceiling light point and a radiator.

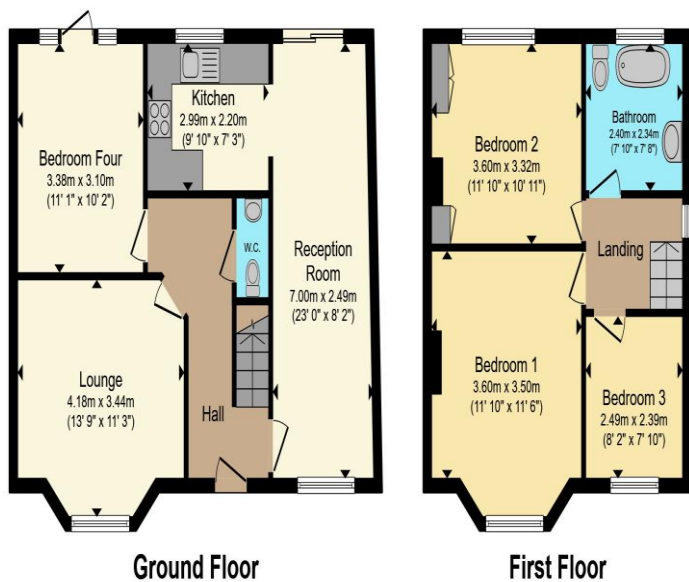
Bathroom

A stylish, well-appointed bathroom featuring a W.C, panelled bath with overhead shower and glass screen, complemented by a modern hand basin with storage. Light geometric tiling and wood-effect flooring add warmth and character, while a frosted window provides natural light and privacy.

Agent Notes

Please note that an AML fee of £80 inc VAT 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.





Total floor area 97.7 m² (1,052 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



To view this property please contact Connells on

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Property Ref: BEA312184 - 0009

Tenure: Freehold EPC Rating: C

Council Tax Band: B

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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