



Kenelm Road
Birmingham



Kenelm Road Birmingham B10 9AF

for sale offers in excess of
£280,000



Property Description

Situated in the popular Bordesley Green/Small Heath area of Birmingham, this traditional three-bedroom terraced property offers spacious and versatile accommodation, making it an ideal purchase for first-time buyers, families, or investors.

The ground floor comprises a welcoming reception room providing ample space for everyday living and entertaining, along with a fitted kitchen offering a range of storage units and workspace. A conveniently located shower room on the ground floor adds further practicality to the home.

To the first floor, the property boasts three well-proportioned bedrooms all offering comfortable living space and a family bathroom. Ideal for growing families, guests, or those working from home.

Externally, the property benefits from a private rear garden, providing an ideal space for outdoor relaxation, dining, or family activities.

Conveniently positioned close to a variety of local shops, schools, supermarkets, and public transport links, the property also offers easy access to Birmingham City Centre and surrounding areas. Combining traditional character with practical living space, this home presents an excellent opportunity in a sought-after residential location.

Lounge

28' 3" x 10' 4" (8.61m x 3.15m)
Double glazing to front, ceiling lights, wall sockets, radiator x 2, wall lights

Dining Room

24' 1" x 12' 4" (7.34m x 3.76m)
Double glazing to side, access to garden, ceiling lights, wall lights, wall sockets, radiator

Kitchen

14' 6" x 7' 8" (4.42m x 2.34m)

Double glazing to side, ceiling light, wall and base units, extractor fan, oven, radiator

Shower Room

7' 8" x 8' 5" (2.34m x 2.57m)
Corner shower, obscure window to side, w.c, wash hand basin

Bedroom One

15' 9" x 11' 11" (4.80m x 3.63m)
Double glazing to front, ceiling fan light, wall sockets, radiator

Bedroom Three

13' 1" x 10' (3.99m x 3.05m)
Double glazing to rear, ceiling fan light, radiator, wall sockets

Bathroom

Bath with shower over, obscure window to side, wash hand basin, w.c

Bedroom Two

15' 9" x 8' (4.80m x 2.44m)
Double glazing to rear, ceiling fan light, wall sockets, radiator







Total floor area 137.8 m² (1,483 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 Burchell Edwards on

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EPC Rating: C

Tenure: Freehold

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