



14 Gimble Walk, Birmingham, B17 8SL

Offers In The Region Of £310,000

Hadleigh Estate Agents are delighted to offer this three bedroom semi detached house for sale. Situated on Gimble Walk, the property is offered with no upward chain.

This property is a superb home, set back off the road and within a quiet residential area, with fore garden. Inside briefly comprises; spacious living room and dining area, fitted kitchen. Three bedrooms and family bathroom to the first floor. The accommodation is offered with gas central heating and a pleasant rear garden, along with garage in an adjacent block.

We have been advised the following information, however we advise for you to confirm this with your legal representative as Hadleigh Estate Agents cannot be held accountable.

Tenure - Freehold

EPC - D

Council Tax Band - D

Location

Set within the renowned Calthorpe Estate, offering excellent transport links into Birmingham City Centre. A short distance away is Harborne High Street, offering an array of bars, boutiques and restaurants. Whilst Medical professionals and academics will love the proximity to Queen Elizabeth Medical Complex and The University of Birmingham. For those who rely on the motorway network they have the options of the M6, M40 and M42 via M5 around four miles away. Other fantastic points of interest within the local area include Birmingham Botanical Gardens and Edgbaston Priory Club. With the NIA, Symphony Hall and theatres in Birmingham City Centre also easily accessible.

Entrance Hallway

Ceiling light point, stairs to first floor landing, central heating radiator, wooden flooring

Lounge Diner



Through lounge, feature fireplace, glazing to front elevation, sliding patio doors to rear garden, two ceiling light points, two gas radiators.

Kitchen



A range of wall and base units, internal storage cupboard, plumbing for washing machine, rear access door.

Landing

Ceiling light point, access to loft

Bedroom One



Ceiling light point, glazed window to front elevation, internal storage cupboard, radiator

Bedroom Two



Ceiling light point, radiator, fitted units, internal storage cupboard, glazed window to rear elevation.

Bedroom Three



Ceiling light point,, radiator and glazed window to front elevation.

Bathroom



Large corner bath with shower over, wash hand basin, low level flush WC, partially tiled, radiator and dual aspect glazing to rear and side elevation.

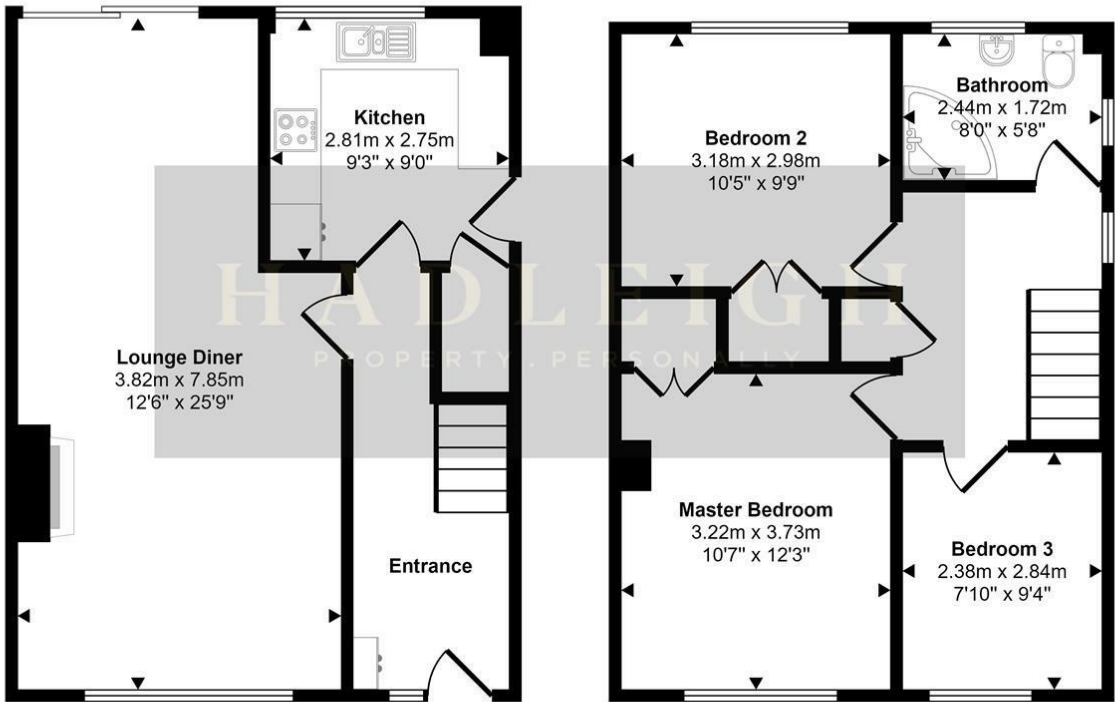
Garden



Slabbed patio area, lawn garden, rear shed, side access, partially fenced boundary and mature shrubs.

Floor Plan

Approx Gross Internal Area
90 sq m / 971 sq ft

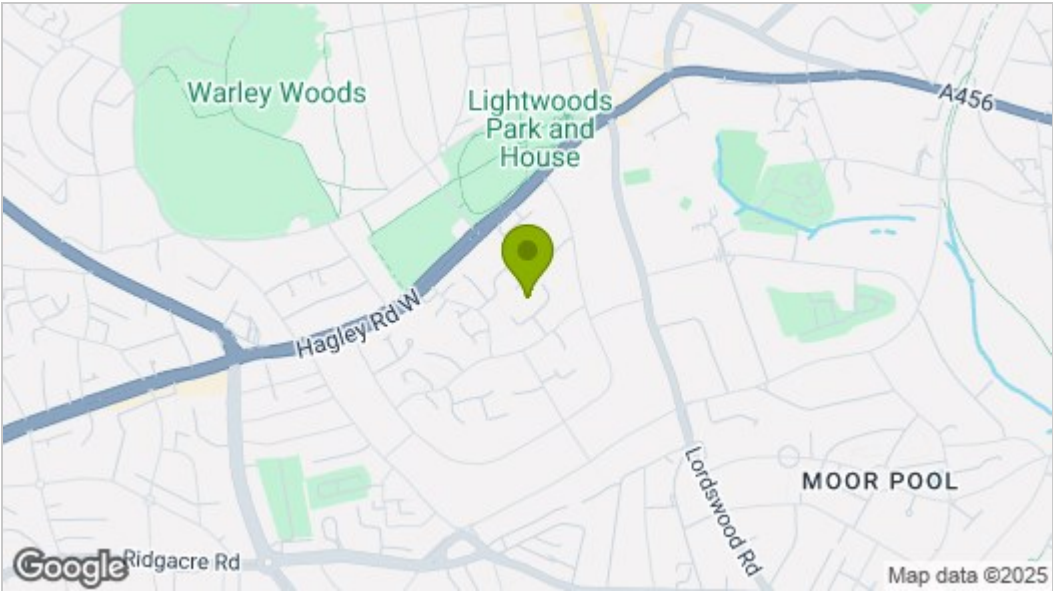


Ground Floor
Approx 46 sq m / 490 sq ft

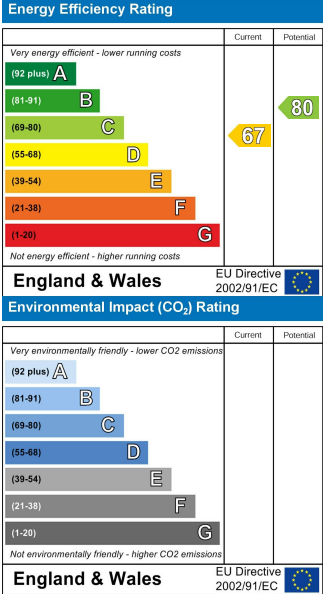
First Floor
Approx 45 sq m / 481 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.