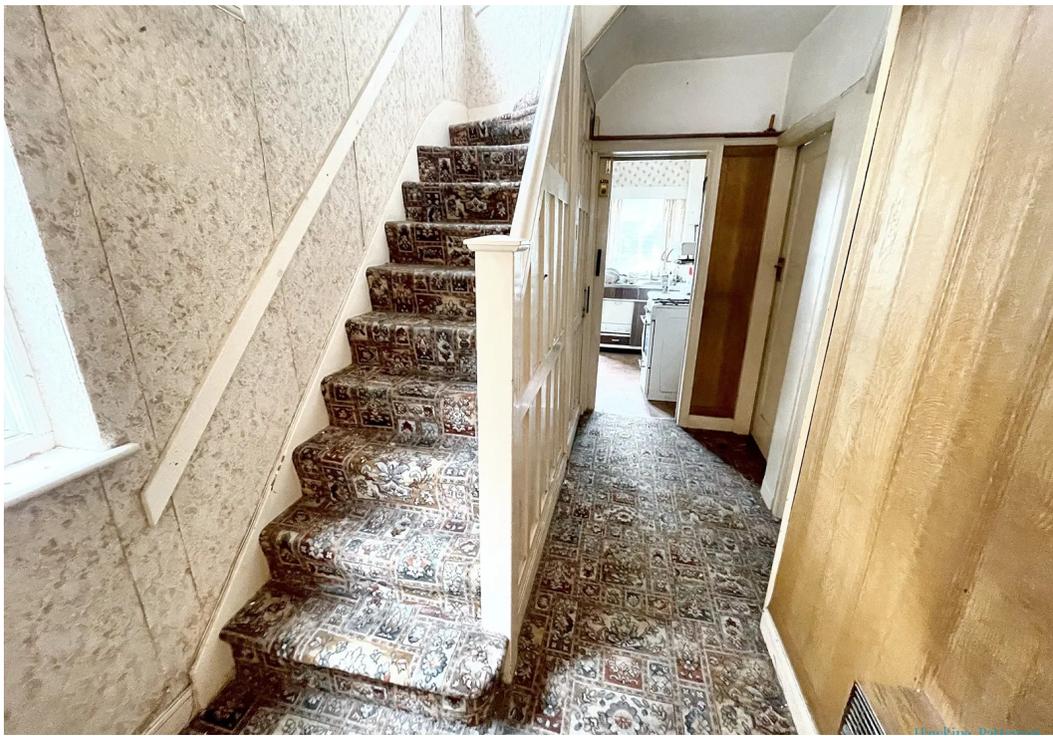




Sarehole Road, Birmingham, B28 0AQ
£185,000

**Hawkins
Patterson &**





Bedrooms: 3 | Bathrooms: 1 | Receptions: 2

For sale on 26 June 2025

Our national property auction will be broadcast online with live auctioneers. To bid by proxy, online, or by phone, please submit your registration form no later than 5pm the day before the auction. The auction will commence at 09:00.

A 1930's semi-detached property situated on a popular tree lined road on the boarder of Moseley and Hall Green, The property is situated within close proximity to the A34, walking distance to Hall Green train station and with walking distance to the local amenities such as shops along the high street.

Sarehole Road offers good travel links to Moseley Village and Hall Green Rail Station. Local schools & colleges within the area Hall Green Secondary school, South and City College and Saint Bernard's Catholic Primary School.

The property stands back from the road behind a driveway and access is gained via a part glazed door to;

ENCLOSED PORCH

Windows to sides, original entrance door and leaded window to;

ENTRANCE HALL

Stairs off to the first floor, understairs cupboard, heater, original leaded window to side and doors to;

GUEST WC

Leaded window to front, low level WC and hanging pegs.

FRONT RECEPTION ROOM

Original bay window to front, radiator, original fireplace with gas fire.

REAR RECEPTION ROOM

Part glazed door and window to veranda, radiator and original fireplace with gas fire.

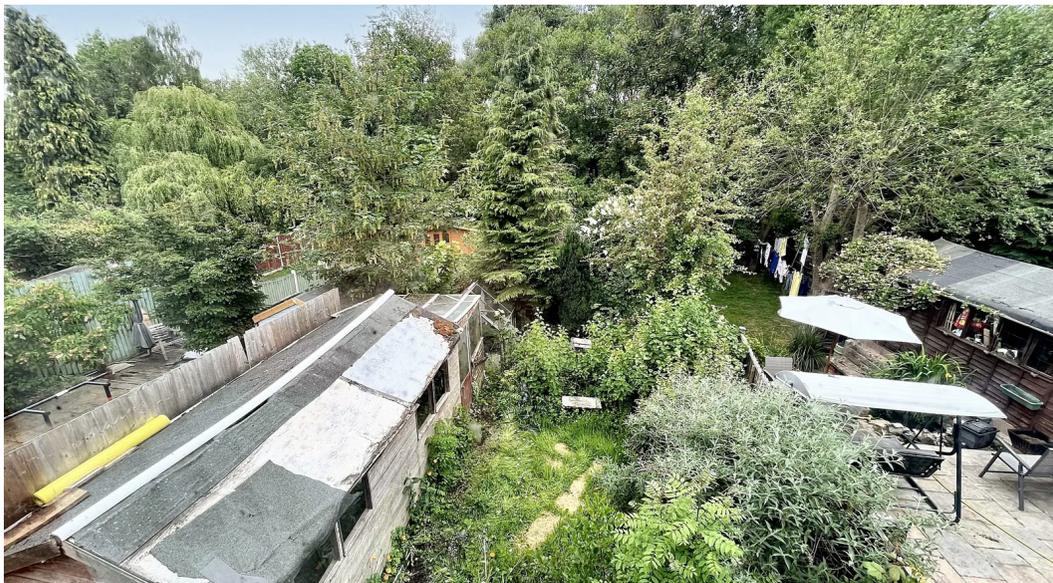
KITCHEN

Fitted units, sink drainer, wall mounted 'IDEAL classic2' combination boiler, gas cooker point, window and door to rear garden.

FIRST FLOOR LANDING

Original stained glass and leaded window to side, loft hatch and doors to;







BEDROOM TWO

Built in cupboards, window to rear, radiator and gas fire.

BEDROOM THREE

Window to front and radiator.

BATHROOM

Frosted window to rear, radiator, panelled bath, wash basin and airing cupboard.

OUTSIDE

WORKSHOP/ GARAGE

Double doors to front and window to side and green house behind.

REAR GARDEN

The rear garden extends to approx 80 ft and is currently overgrown. Enjoying a private aspect to the rear.

REAR GARDEN

The rear garden extends to approx. 80 ft and is currently overgrown. Enjoying a private aspect to the rear.

Flood Risk Rivers and Seas Very low. Surface Water Low.
Mobile Phone Coverage O2, EE, Three and Vodafone are available.
Broadband (estimated speeds) Standard 19 mbps.
Satellite and Cable TV Availability BT, Sky and Virgin are available.
Draft Sales Details These sales details are awaiting vendor approval.

Tenure: Freehold

EPC Rating: Awaiting

Terms:

Auction Details:

The sale of this property will take place on the stated date by way of Auction Event and is being sold under an Unconditional sale type.

Binding contracts of sale will be exchanged at the point of sale.

All sales are subject to SDL Property Auctions Buyers Terms. Properties located in Scotland will be subject to applicable Scottish law.

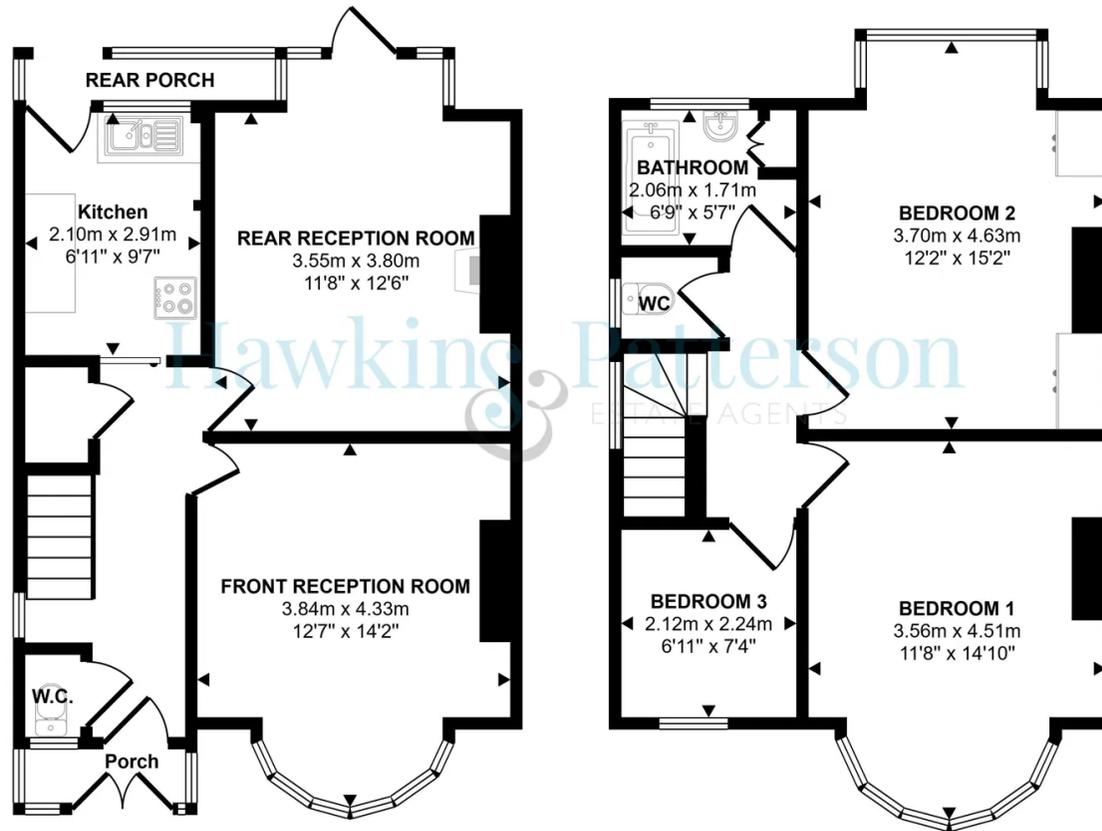
Auction Deposit and Fees:

The following deposits and non- refundable auctioneers fees apply:

- 5% deposit (subject to a minimum of £5,000)



Approx Gross Internal Area
96 sq m / 1031 sq ft



Ground Floor
Approx 49 sq m / 528 sq ft

First Floor
Approx 47 sq m / 503 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.

Hawkins & Patterson

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