



£205,000 Offers In Excess Of  
Langstone Road, Birmingham, B14 4QS  
Terraced House | 3 Bedrooms | 1 Bathroom

0121 249 6207

BLACK & GOLDS  
REAL ESTATE SOLUTIONS

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# Step Inside

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## Key Features

- A Three Bedroom Property
- Mid Terrace
- Living Room to Front Aspect
- Kitchen to Rear
- Off Road Parking
- Ideal for First Time Buyers or Investment
- Viewings Recommended
- Good Size Rear Garden
- Downstairs Bathroom
- Popular Location

## Property Description

BLACK AND GOLDS ARE PLEASED TO OFFER FOR SALE this three bedroom family residence situated on Langstone Road, B14. Viewings Highly Recommended.

## Main Particulars

BLACK AND GOLDS ARE PLEASED TO OFFER FOR SALE this three bedroom family residence situated on Langstone Road, B14. Viewings Highly Recommended.

Location:

This property is in a highly convenient location, offering residents a wealth of excellent amenities within easy reach. Nearby, you'll find a diverse array of retail facilities, ensuring that shopping and daily necessities are always within close proximity.

For those who rely on public transportation, regular bus services provide convenient access to key destinations, including Birmingham City Centre, Solihull Town Centre, and the surrounding areas, making commuting a breeze.

Families with children will appreciate the property's proximity to a range of high-quality nursery, primary, and secondary schools.

Additionally, the property benefits from easy access to the Maypole and Hollywood By-Pass, providing a swift connection to Junction 3 of the M42 motorway at Portway. The M42 serves as a central hub in the national motorway network, offering quick access, via the junction with the A45, to notable attractions such as the National Exhibition Centre, National Motorcycle Museum, Birmingham International Airport, and Railway Station.

If you are purchasing for investment purposes we feel you would achieve £1050 per calendar month

Full Details:

Viewings are recommended for this three-bedroom family residence situated in the popular location of B14. This home is ideal for first-time buyers and offers comfortable living spaces.

The property features a living room to the front aspect with a double glazed window, providing a bright and welcoming space for relaxation. The fitted kitchen includes a range of base cupboards and drawer units, offering ample storage and workspace. A convenient downstairs bathroom completes the ground floor layout.

Upstairs, the property comprises three bedrooms, including two doubles and one single, all with double glazed windows ensuring plenty of natural light.

Externally, the property benefits from off-road parking to the front aspect and a generously sized rear garden, perfect for outdoor activities and family gatherings.

This lovely family home is situated in a sought-after location, close to local amenities, schools, and transport links. Don't miss the opportunity to view this property and appreciate all it has to offer. Contact us today to arrange a viewing.

Tenure:

We are advised that the property is Freehold.



The Consumer Protection Regulations 2008: Black & Golds Estate Agents have not tested any apparatus, equipment, fixtures and fittings or services, so cannot verify that they are connected, in working order or fit for the purpose. Black & Golds Estate Agents have not checked legal documents to verify the Freehold/Leasehold status of the property. The buyer is advised to obtain verification from their own solicitor or surveyor.

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PLANNING PERMISSION AND BUILDING REGULATIONS: It is the responsibility of Purchasers to verify if any planning permission and building regulations were obtained and adhered to for any works carried out to the property.



Telephone: 0121 249 6207

**BLACK GOLDS**

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