



DM&Co.
— SALES & LETTINGS —

171 Westacre Gardens
B33 8RH

This Well-Presented 3-Bedroom Mid Terraced House Is Located Within Walking Distance From Stechford Train Station. Available Immediately On An Unfurnished Basis.



DETAILS

This fantastic 3-bedroom home is available NOW on an unfurnished basis.

Entering into the property you are welcomed by a small porch which leads straight into the front reception room.

The front reception room flows seamlessly into the kitchen/dining area which has double doors that lead into the rear garden.

Upstairs, you have three double bedrooms & a modern family bathroom.

Birmingham Council Tax - Band B

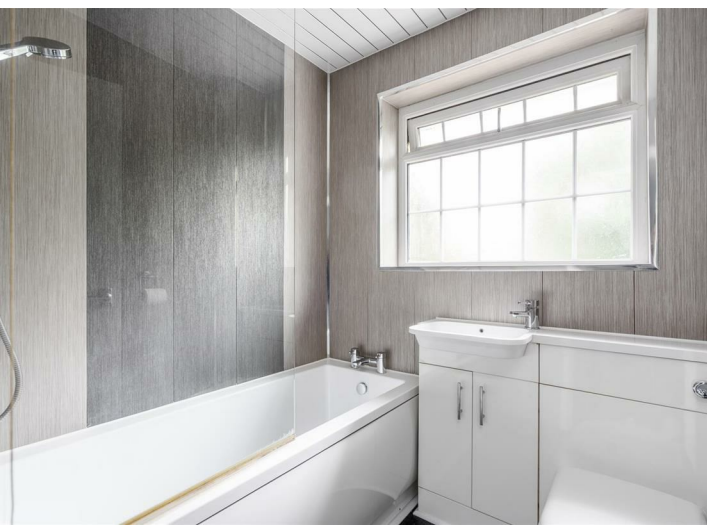
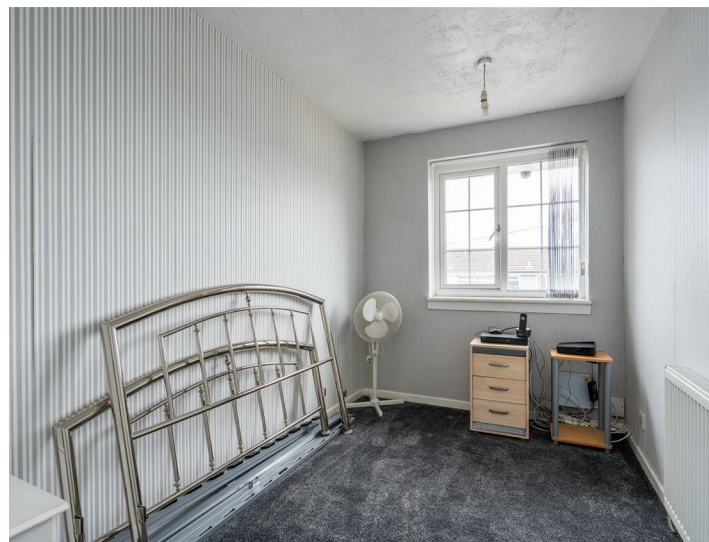


OUTSIDE & LOCATION

Situated in a well-established residential area of Birmingham, this property offers convenient access to local amenities, schools and transport links. The location provides a practical setting for everyday living, with Birmingham city centre and surrounding areas easily accessible.

To the front of the property, you have a driveway which can accommodate up to 2 cars.

The rear garden is low maintenance & perfect to enjoy during the summer months.



MATERIAL INFORMATION

Percentage of Mobile Coverage In Your Area -

EE - 88%

Vodafone - 81%

3 - 85%

O2 - 82%

Broadband Availability -

Openreach, Virgin Media

Broadband Type

Standard 14 Mbps (Highest available download speed) 1

Mbps (Highest available upload speed)

Superfast 80 Mbps (Highest available download speed) 20

Mbps (Highest available upload speed)

Ultrafast 1800 Mbps (Highest available download speed) 220

Mbps (Highest available upload speed)

Very Low Flood Risk

OTHER SERVICES

DM & Co are pleased to offer the following services:-

Residential Lettings: If you are considering letting your property, please contact the office on 0121 775 0101.

Mortgage Services: If you would like advice on the best mortgages available, please contact us on 0121 775 0101.

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

FEATURES

- Beautifully Presented 3-Bedroom House
- Spacious Lounge
- Modern Kitchen/Dining Area
- Three Double Bedrooms
- Contemporary Family Bathroom
- Low Maintenance Rear Garden
- Driveway Parking For 2 Cars
- Holding Deposit - £323.00
- Security Deposit - £1615.38
- Available NOW On An Unfurnished Basis

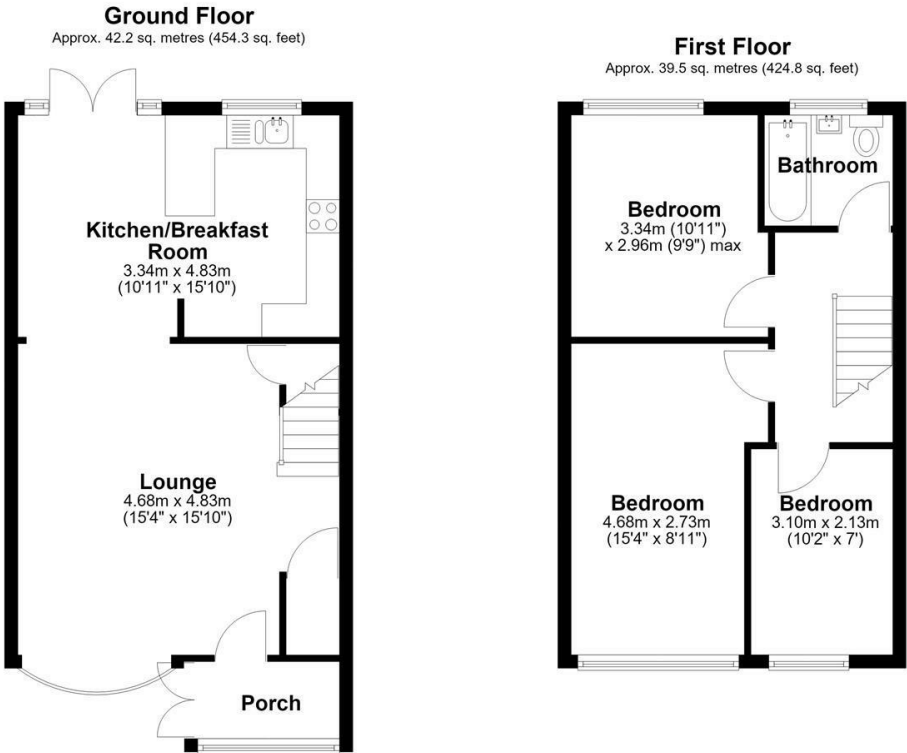
VIEWING

Book a viewing with Sole Agents DM & Co.
Premium by phone or email:

📞 0121 775 0101

@ lettings@dmandcohomes.co.uk

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Total area: approx. 81.7 sq. metres (879.1 sq. feet)

This floor plan is for illustration purposes only, this is not intended to be a measured/scaled survey or comply with RICS guidelines. All measurements (including total floor area) openings, orientation and floor area are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form part of any agreement. A party must rely upon its own inspection(s). No responsibility is taken for any error, omission, or mis-statement.
Plan produced using PlanUp.

