



Birmingham Road, Bordesley, Redditch B97 6RJ

Offers Over £550,000

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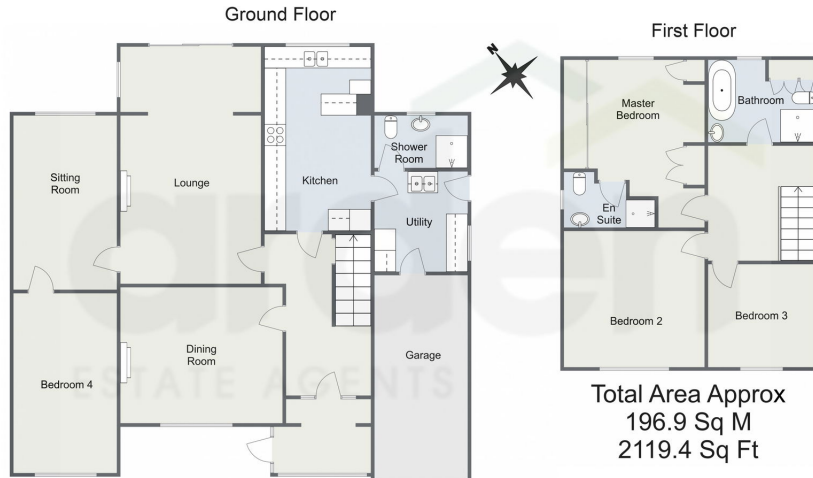
- Well Appointed Detached Home
- Three Reception Rooms
- Breakfast Kitchen and Separate Utility
- Garage
- Large Driveway
- Four Well-Proportioned Bedrooms
- Views to Neighbouring Countryside
- Principal Bathroom, En-Suite to Master and Ground Floor Shower Room
- Extensive Rear Garden



A well-appointed and beautifully maintained four-bedroom detached property, ideally situated in Bordesley Village. Offering generously proportioned and adaptable living spaces, an extensive rear garden, a large driveway and a garage.



Birmingham Road, Redditch



Total Area Approx
196.9 Sq M
2119.4 Sq Ft

For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor Plans made using RoomSketcher.

16/02/24, 11:17 Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)																																		
342 Birmingham Road REDDITCH B97 6RZ	Energy rating E	Valid until 14 May 2034																																
		Certificate number 8376-2115-1350-2094-8339																																
Property type Total floor area	Detached house 184 square metres																																	
Rules on letting this property																																		
Properties can be let if they have an energy rating from A to E.																																		
You can read guidance for landlords on the regulations and exemptions (https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standards-landlords-rental).																																		
Energy rating and score																																		
This property's energy rating is E. It has the potential to be C.																																		
See how to improve this property's energy efficiency.																																		
<table border="1"> <thead> <tr> <th>Score</th> <th>Energy rating</th> <th>Current</th> <th>Potential</th> </tr> </thead> <tbody> <tr> <td>92+</td> <td>A</td> <td></td> <td></td> </tr> <tr> <td>81-91</td> <td>B</td> <td></td> <td></td> </tr> <tr> <td>69-80</td> <td>C</td> <td></td> <td></td> </tr> <tr> <td>55-68</td> <td>D</td> <td></td> <td></td> </tr> <tr> <td>39-54</td> <td>E</td> <td>47</td> <td>44</td> </tr> <tr> <td>21-38</td> <td>F</td> <td></td> <td></td> </tr> <tr> <td>1-20</td> <td>G</td> <td></td> <td></td> </tr> </tbody> </table>		Score	Energy rating	Current	Potential	92+	A			81-91	B			69-80	C			55-68	D			39-54	E	47	44	21-38	F			1-20	G			<p>The graph shows this property's current and potential energy rating.</p> <p>Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.</p> <p>For properties in England and Wales: the average energy rating is D the average energy score is 60</p>
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<https://find-energy-certificate.service.gov.uk/energy-certificate/0271-2115-1350-2094-8339>

For more information on this house or to arrange a viewing please call the office on:

01527 540 654

Alternatively, you can scan the QR to view all of the details of this property online.

