



The logo for Arden Estate Agents, featuring a green house icon above the word "arden" in a bold, white, sans-serif font. Below "arden" is the text "ESTATE AGENTS" in a smaller, white, sans-serif font.

arden
ESTATE AGENTS

It's who
you move
with.

Ryde Park Road, Rednal, Birmingham, B45 8RE

Offers Over £250,000

3 1 1

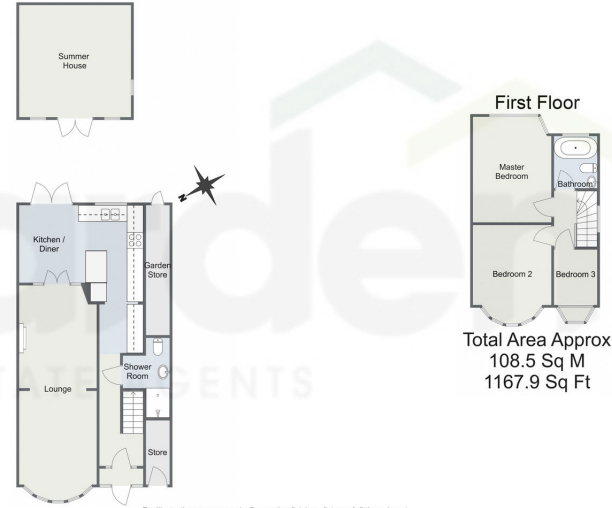


- Three Bedrooms
- Spacious Lounge
- Open Plan, Modern Kitchen / Diner
- Family Bathroom
- Downstairs Shower Room
- Rear Garden with Summer House
- Block Paved Driveway for Off Road Parking
- Secured Porch
- Entrance Hall
- Vasts Amount of Storage





Ryde Park Road, Rednal, Birmingham
Ground Floor



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.

Welcoming this beautiful home, showcasing a thoughtfully designed open-plan modern kitchen and dining area, a spacious lounge, and two well-appointed shower rooms. The home also features a driveway offering convenient off-road parking, a generously sized rear garden complete with a charming summer house, and ample storage throughout. Situated in the highly sought-after area of Rednal, Birmingham.

12225, 12:53 PM Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)		
14 Ryde Park Road Rednal BIRMINGHAM B42 9RE	Energy rating D	Valid until: 25 April 2024 Certificate number: 9834-6424-7300-0258-7226
Property type	Semi-detached house	
Total floor area	77 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/landlords-on-the-requirements-and-exemptions) (<https://www.gov.uk/guidance/landlords-on-the-requirements-and-exemptions>).

Energy rating and score

This property's energy rating is D. It has the potential to be B.

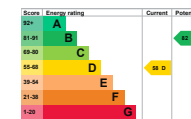
[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

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.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60



<https://find-energy-certificate.service.gov.uk/energy-certificates/9834-6424-7300-0258-7226/summary>

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

0121 453 4349

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

