



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

arden
ESTATE AGENTS

It's who
you move
with.

Woodham Close, Rednal, Birmingham, B45 9YP

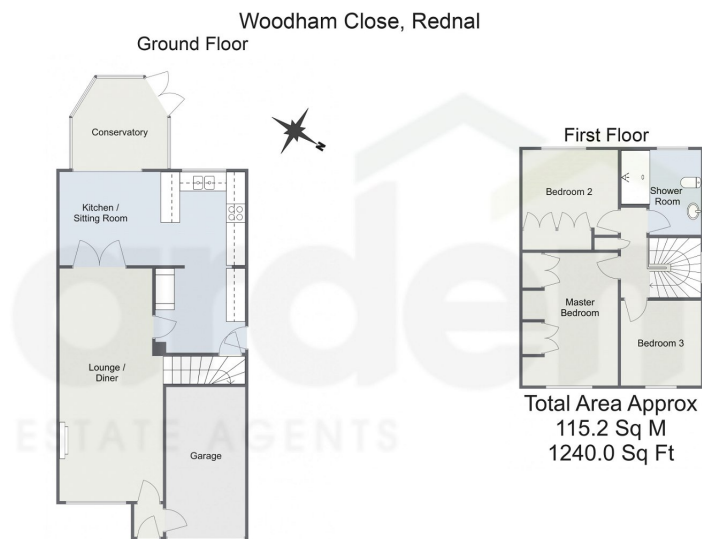
Offers Over £300,000

3 1 1



- Three Bedrooms
- Expansive Lounge/Diner
- Modern Kitchen/Sitting Room • Conservatory
- Contemporary Shower Room • Rear Garden
- Off Road Parking with Garage





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.

Discover refined living in this beautifully presented, three-bedroom semi-detached property nestled in Rednal, Birmingham. Boasting a private driveway with a garage, expansive living spaces, contemporary shower room and a tranquil rear garden, it offers the perfect blend of style and functionality.

4/23/24, 5:12 PM Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)

<p>24 Woodham Close Rednal BIRMINGHAM B42 9TP</p>	<p>Energy rating: C</p> <p>Valid until: 21 April 2034</p> <p>Certificate number: 8790-6223-6422-3321-3443</p>
---	--

Property type: Semi-detached house
Total floor area: 98 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-requirements-to-improve-energy-efficiency-standard-landlord-rules) (<https://www.gov.uk/guidance/landlords-requirements-to-improve-energy-efficiency-standard-landlord-rules>).

Energy rating and score

This property's energy rating is C. 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 50

<https://find-energy-certificates.service.gov.uk/energy-certificates/8790-6223-6422-3321-3443?print=true>

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.

