



arden
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Lime Tree Grove, West Heath, Birmingham, B31 3DF

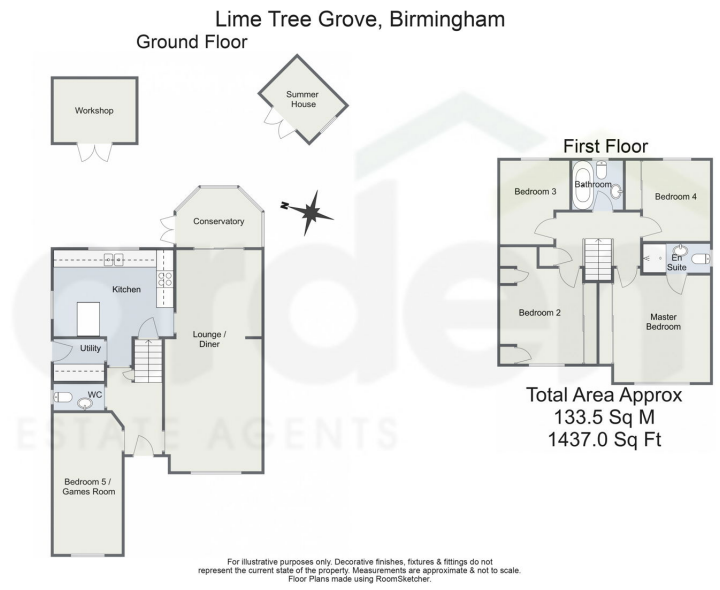
Offers Over £390,000

4 2 2



- Four Bedrooms
- Kitchen
- Utility Room
- Two Bathrooms
- Converted Garage
- Spacious Lounge/Diner
- Conservatory
- Downstairs WC
- Rear Garden
- Driveway for Off Road Parking





Introducing a stunning four-bedroom detached property in West Heath, Birmingham, offering a range of impressive features. The property boasts a driveway for off-road parking, a spacious lounge/diner, a kitchen with integrated appliances, a convenient downstairs WC, a utility area, a converted garage, and a family bathroom. Outside, the property includes a charming rear garden complete with summer houses, perfect for relaxation and entertaining.

11/024, 10:43 AM Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)		
3 Lime Tree Grove BIRMINGHAM B11 1SR	Energy rating C	Valid until 17 July 2024
		Certificate number 2138-8243-3648-2021-8795
Property type	Detached house	
Total floor area	121 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		
Energy rating and score		
The graph shows this property's current and potential energy rating.		
This property's energy rating is C. It has the potential to be B.		
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.		
See how to improve this property's energy efficiency.		
For properties in England and Wales: the average energy rating is D the average energy score is 60		

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.

