



arden
ESTATE AGENTS

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with.

Oaklands, Northfield, Birmingham, B31 1FD

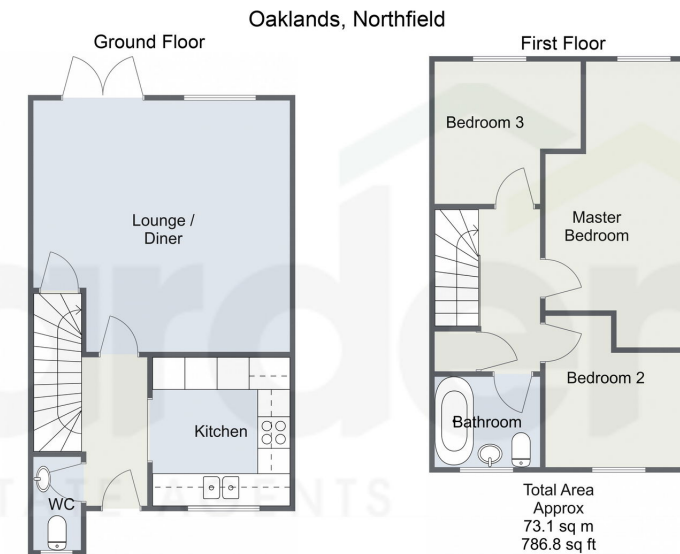
Offers Over £250,000

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- Three Bedrooms
- Kitchen
- Family Bathroom
- Close to Amenities
- Lounge
- Downstairs wc
- Off Road Parking
- Good Transport Links





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.

Presenting a beautiful three-bedroom semi - detached property in the charming Northfield locale. This residence boasts a generously sized lounge, a well-appointed kitchen, a contemporary family bathroom, a delightful rear garden, and the added convenience of a downstairs wc . Embrace the comfortable and stylish living in this beautifully crafted home.

102104_11:03 AM Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)	
36, Oaklands Northfield, Birmingham B21 1PD	Energy rating: C Valid until: 6 November 2029
Property type: Semi-detached house	Certificate number: 9164-2823-6927-8921-4475
Total floor area: 78 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-regulations-and-exemptions) (<https://www.gov.uk/guidance/landlords-on-the-regulations-and-exemptions>).

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 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.

