Tallington Road

Sheldon

£250,000

Description

A well presented and maintained semi detached house on a popular road in Sheldon.

This lovely property will make a great first time purchase and is in a superb location near to a good range of schools, shops, facilities and is extremely convenient for local transport links.

Comprising porch, entrance hall, lounge, dining room and fitted kitchen to the ground floor. Upstairs there are three bedrooms and the bathroom.

Further benefiting from central heating, double glazing, potential for off road parking for two cars via a tarmac frontage and rear garden.

Accommodation

Potential For Off Road Parking Via Tarmac Frontage

Porch
7'8 x 3'1 (2.34m x 0.94m)

Entrance Hall
5' (max) x 3'4 (1.52m (max) x 1.02m)

Lounge
13'4 (max) x 16'2 (into bay) (4.06m (max) x 4.93m (into bay))

Fitted Kitchen
7'6 x 11'5 (2.29m x 3.48m)

Dining Room
8'11 x 11'6 (2.72m x 3.51m)

Landing
6'1 x 7'4 (1.85m x 2.24m)

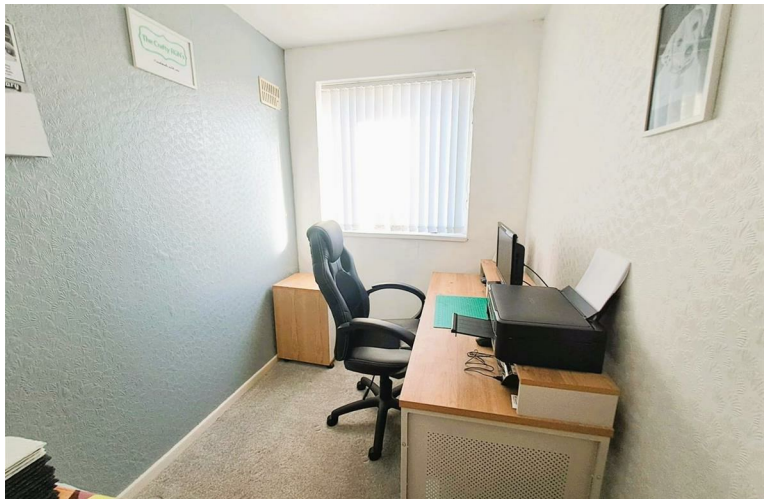
Bedroom One
10'5 x 13'2 (3.18m x 4.01m)

Bedroom Two
9'3 x 12' (2.82m x 3.66m)

Bedroom Three
6'2 x 7'10 (1.88m x 2.39m)

Bathroom
6' x 9'5 (1.83m x 2.87m)

Rear Garden



TENURE: We are advised that the property is FREEHOLD

BROADBAND: We understand that the standard broadband download speed at the property is around 9 Mbps, however please note that results will vary depending on the time a speed test is carried out. The estimated fastest download speed currently achievable for the property postcode area is around 1800 Mbps. Data taken from checker.ofcom.org.uk on 13/2/2026. Actual service availability at the property or speeds received may be different.

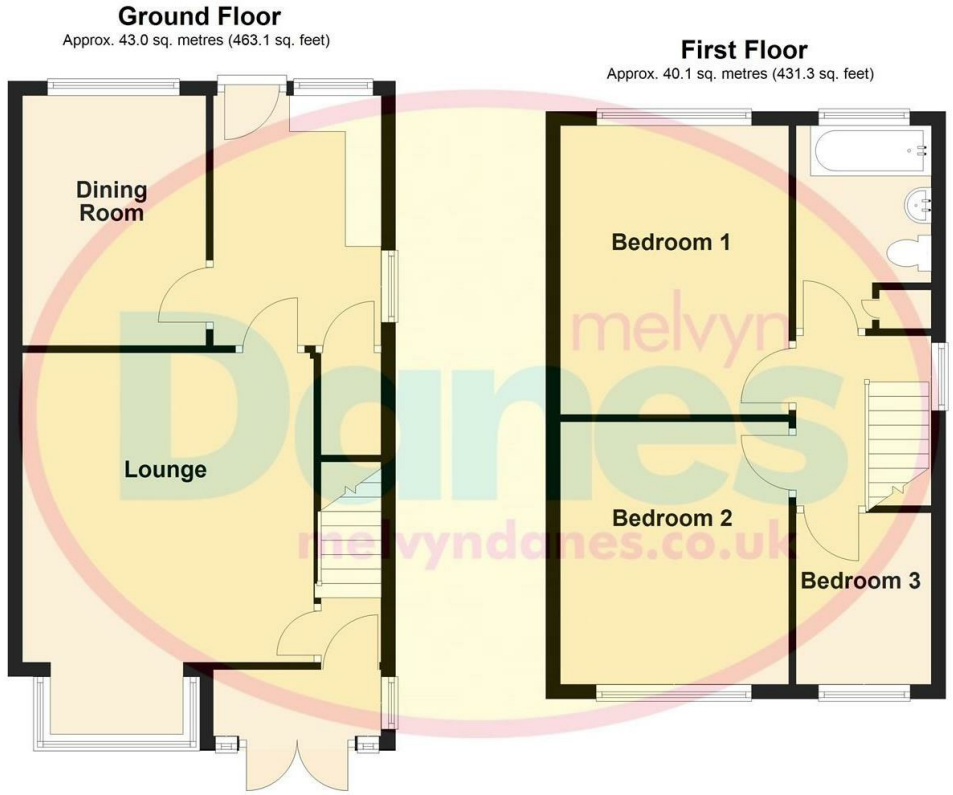
MOBILE: Please refer to checker.ofcom.org.uk for mobile coverage at the property. This can vary depending on the network provider and other factors that can affect the local mobile reception and actual services available may be different depending on the particular circumstances, precise location and network outages.

VIEWING: By appointment only with the office on the number below.

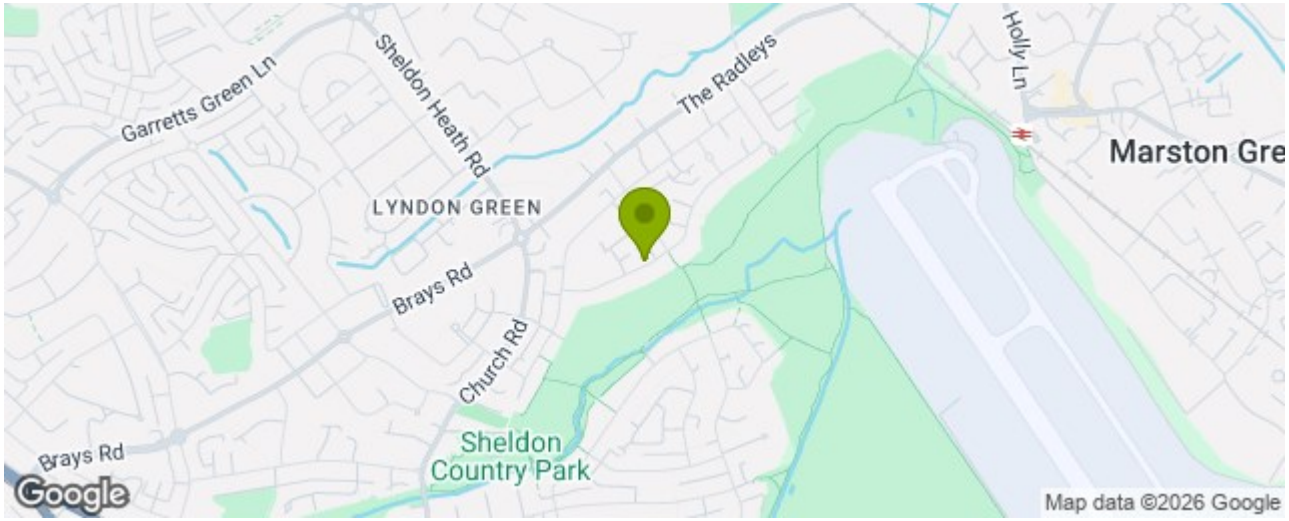
These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute representations of fact or form part of any offer or contract. Any Prospective Purchaser should obtain verification of all legal and factual matters and information from their Solicitor, Licensed Conveyancer or Surveyors as appropriate. The agent has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. Photographs are provided for illustrative purposes only and the items shown in these are not necessarily included in the sale, unless specifically stated. The agent has not tested any apparatus, equipment, fixtures, fittings or services mentioned and do not by these Particulars or otherwise verify or warrant that they are in working order.

MONEY LAUNDERING REGULATIONS: Under anti-money laundering legislation, we are obliged to confirm the identity of individuals and companies and the beneficial owners of organisations and trusts before accepting new instructions, and to review this from time to time. To avoid the need to request detailed identity information from vendors and intending purchasers, we may use approved external services which review publicly available information on companies and individuals. However, should those checks, for any reason, fail adequately to confirm identity, we may write to you to ask for identification evidence. If you do not provide satisfactory evidence or information within a reasonable time, we may have to stop acting for you and we would ask for your co-operation in order that there will be no delay in agreeing a sale. Any purchaser who has a provisional offer accepted via this company will be liable to pay a purchase administration fee of £25 inclusive of VAT to cover these checks.

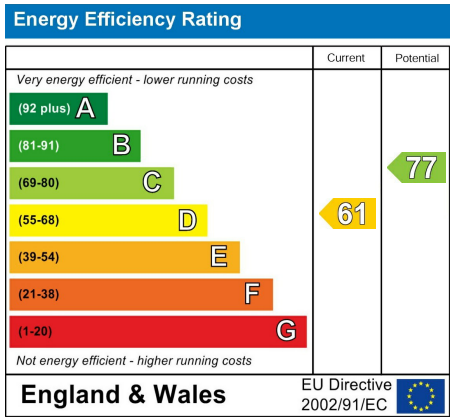
REFERRAL FEES: We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services and Surveying. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their services. You are not under any obligation to use the services of the recommended provider.



Total area: approx. 83.1 sq. metres (894.4 sq. feet)



82 Tallington Road Sheldon Birmingham B33 0PL
Council Tax Band: C



Please note that all measurements and floor plans are approximate and quoted for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on and do not form part of any contract.