

# emma's

P R O P E R T I E S



36 Redthorn Grove, Birmingham, B33 8BE

Offers in excess of £260,000



Welcome to this delightful three-bedroom home, perfectly positioned in a quiet, family-friendly street in a popular residential area of Birmingham. This property is ideal for first-time buyers, growing families, or investors looking for a well-maintained home with versatile living spaces.

**Property Features:**

**Bedrooms:** 3 good-sized bedrooms, providing ample space for families or a home office setup.

**Reception Rooms:** Includes a spacious lounge and kitchen, plus a second reception room currently used as a home office.

**Family Bathroom:** Features a bath, separate shower cubicle, cabinet hand wash basin, and W.C.

**Utility & Storage:** Additional utility area with W.C., plus a storage shed with electricity.

**Parking:** Off-road parking at the front, with additional parking and a garage at the rear.

**Garden:** A well-maintained, large rear garden offering a private outdoor space, with convenient side access to the front.

**Location and Amenities:**



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