

# emma's

## P R O P E R T I E S



18 Reliant Close, Birmingham, B36 9NG

Offers in excess of £220,000



Reliant Close, Castle Bromwich – Situated in a quiet cul-de-sac

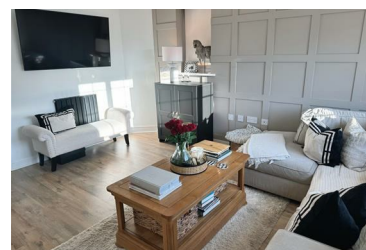
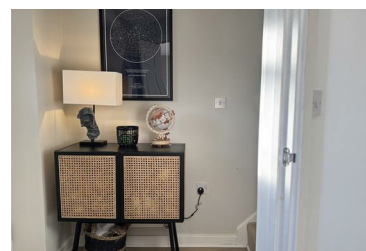
Chain Free!

A beautifully presented two-bedroom semi-detached home, perfect for first-time buyers or those looking to downsize. This move-in-ready property is located within walking distance of local shops and offers a stylish and energy-efficient living space.

#### Property Highlights:

Modern and well-maintained throughout  
Spacious family lounge providing a comfortable living area  
Downstairs WC for added convenience  
Contemporary fitted kitchen with dining space and ample storage

- Chain Free
- Contemporary fitted kitchen with dining space
- Rainwater harvesting system
- Two well-sized bedrooms
- Solar water heating panel to reduce energy costs
- Modern and well-maintained throughout



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