

3 Bed Semi-Detached In Pypehayes , Birmingham, B24 0QG

£1,200 Monthly





SHORT DESCRIPTION

Property Ref: 15588 Nestled in a sought-after residential pocket of B24 Birmingham, this beautifully presented 3-bedroom semi-detached home offers a perfect blend of comfort, space, and convenience. Designed with family living in mind, the property provides generous interiors, excellent outdoor space, and superb access to local amenities and transport routes. From its spacious living areas to its large rear garden, this home presents an exceptional opportunity for those seeking a well-maintained cul-de-sac residence in a prime location. Upon entering, you are greeted by a welcoming hallway leading to a bright and airy lounge, ideal for relaxation, and a separate living-dining room offering flexible space for family gatherings and a well-appointed kitchen with a gas & electric cooker-oven and ample storage. This property boasts excellent outdoor features, including a small front garden offering attractive kerb appeal, a long rear garden, perfect for leisure, gardening, and outdoor entertaining, driveway parking for multiple vehicles and a single garage providing additional storage or workshop potential. Ideally located for both work and lifestyle, the property offers easy access to Birmingham City Centre and Sutton Coldfield, proximity to reputable local schools, and nearby green spaces, including Pypehayes Park, convenient transport links, shops, and other amenities. This makes the property particularly appealing for small families, couples, and professionals. Rent: £1200 per calendar month Deposit: £1384 Tenancy Term: Minimum 12 months Furnishing: Unfurnished Pets: Considered by arrangement Bills: Not included Parking: Driveway and Single Garage EPC Rating: D Council tax band: B With its generous layout, charming outdoor spaces, and enviable location, this wonderful home offers exceptional value and a lifestyle of ease and convenience.

3

Bed Room(s)

1

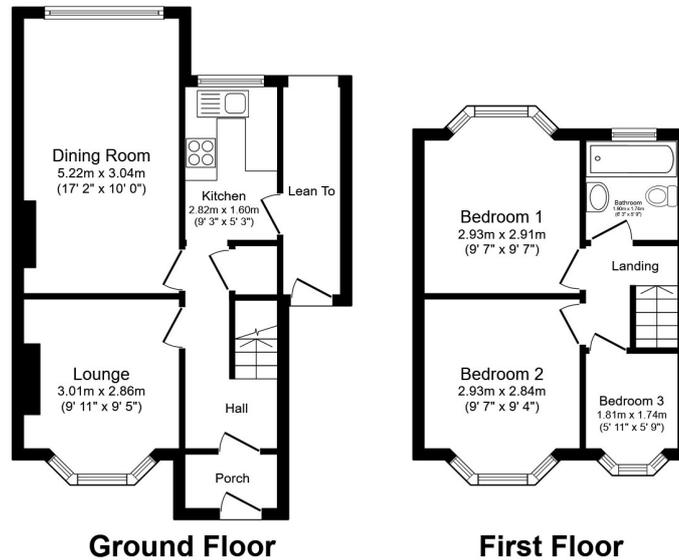
Bath Room(s)

2

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



Total floor area 73.5 sq.m. (791 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Semi-detached house
Total floor area	78 square metres

Rules on letting this property

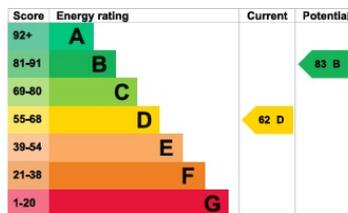
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is D. 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

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