

DEAN COLEMAN



Bespoke Estate Agent

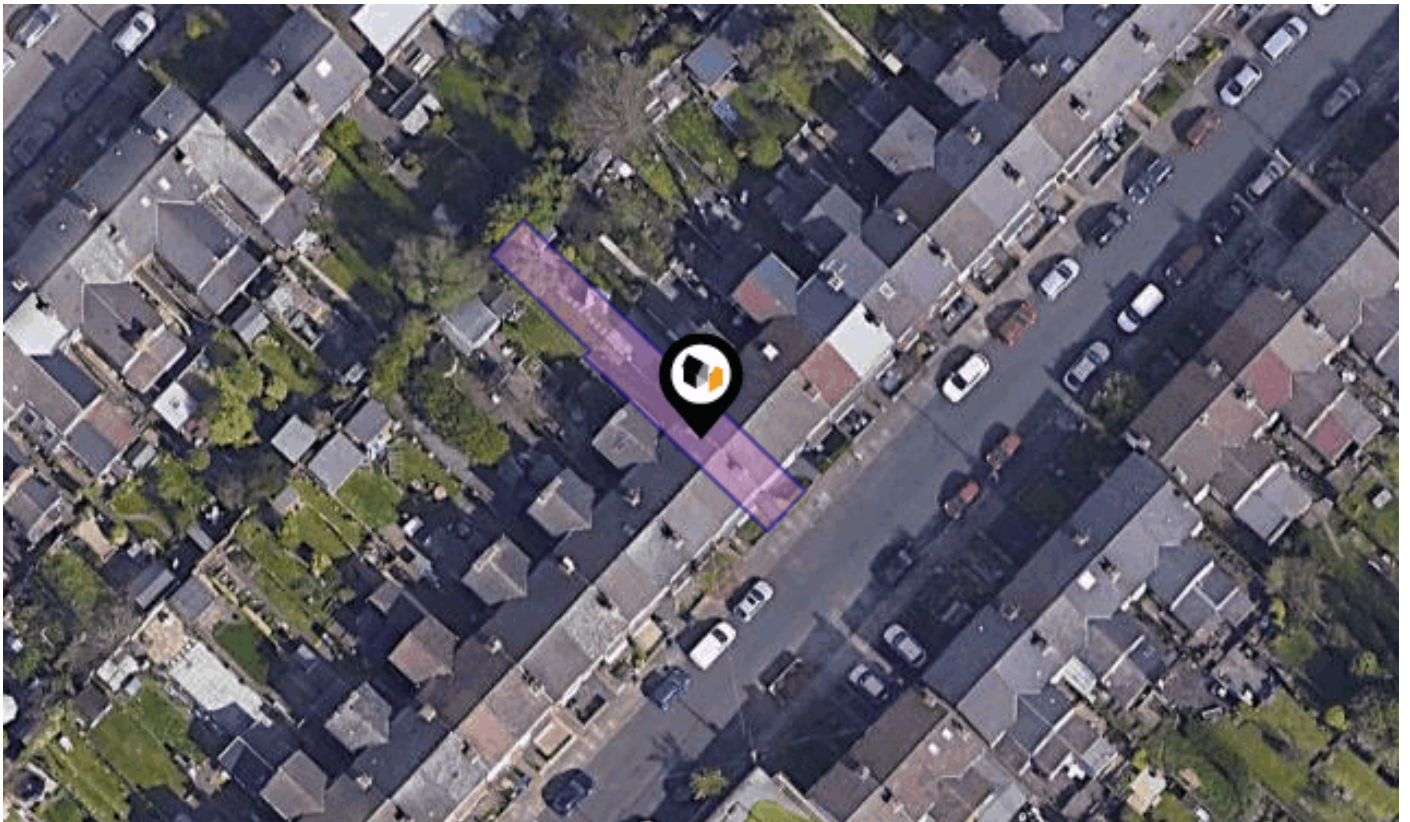


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Monday 04th March 2024



SHIRLEY ROAD, KINGS NORTON, BIRMINGHAM, B30

Price Estimate : £270,000

Dean Coleman Powered By eXp

Birmingham

07581 875215

dean.coleman@exp.uk.com

<https://exp-uk.co.uk>

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"We have loved our home and all this location has to offer in terms of transport links, amenities and social venues in nearby Stirchley Village."

Stunningly presented with a harmonious balance between modern and traditional styles, what a home this would make for a First Time Buyer or professional. Ready to move into and offering no upward chain, this purchase could be exactly what you're looking for!

This beautiful, traditional mid terrace and freehold house offers: an entrance hall with door through to the front reception room, benefiting from a fabulous original wood floor, an exposed brick fire place, central heating radiator and double glazed windows to front aspect allowing incredible light to flood into the room. From the front reception room there is a door leading through to the rear reception room which benefits from a store cupboard under the stairs. The continuation of that beautiful and original wood floor, another gorgeous exposed brick feature fireplace plus French doors leading to the patio, gives a feeling of tranquillity with again, light flooding through the French patio doors. There is also a door to the first floor and door into the kitchen. The kitchen itself offers fixed wall and base units, integral appliances and space for more, with dual aspect windows again allowing light to flood into this room, a theme running through the whole house. From the kitchen there is a double glazed door leading out to the patio and rear garden. The first floor offers two double bedrooms, both with original feature fireplaces and one with a walk in wardrobe facility neatly tucked away. The family bathroom has been beautifully renovated with bath and rain-effect shower over, toilet and sink with fabulous oak flooring, central heating radiator and dual aspect double glazed windows. To the rear there is a wonderfully maintained patio and lawn with shed and potting area; a fabulous area to relax and entertain in its private and fence enclosed space.

Superbly located for all your transport needs, check out the Key Facts For Buyers brochure for more information. In brief, Kings Norton Train Station is within walking distance, with buses a short walk away providing access to the likes of Cotteridge, Longbridge Village, Solihull, Harborne and Birmingham City Centre.

Amenities too are in abundance, with the highly regarded Stirchley Village just around the corner, Cotteridge Village also is within walking distance.

A gorgeous house with a perfect blend of elegance, charm, modern and traditional styles making for a wonderful home in which to live. Its location is one to be admired too, long been sought-after because of its close proximity to the stylish Stirchley Village but providing quite residential living too.



Property



Type:	Terraced
Bedrooms:	2
Floor Area:	893 ft ² / 83 m ²
Plot Area:	0.04 acres
Council Tax :	Band B
Annual Estimate:	£1,412
Title Number:	WK199007
UPRN:	100070511535

Price Estimate:	£270,000
Tenure:	Freehold

Local Area

Local Authority:	Birmingham
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very Low
• Surface Water	Very Low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

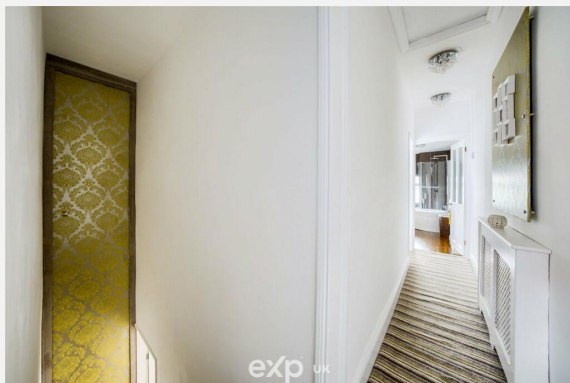
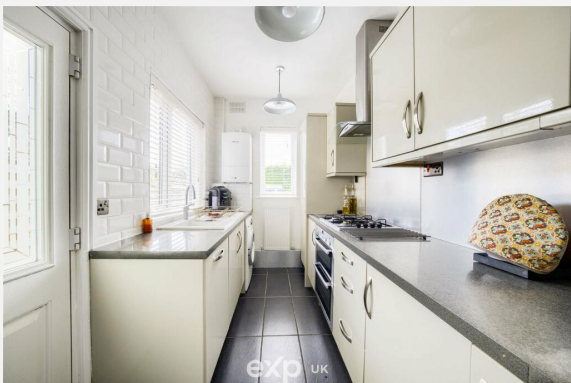
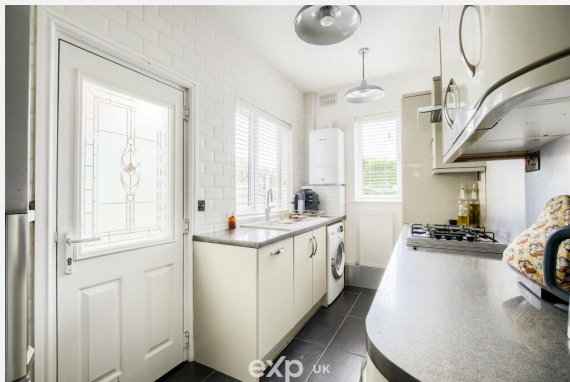
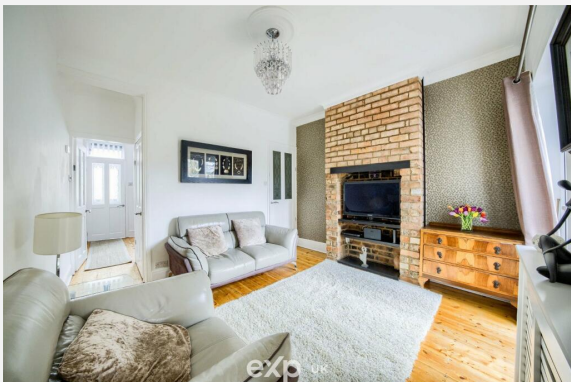
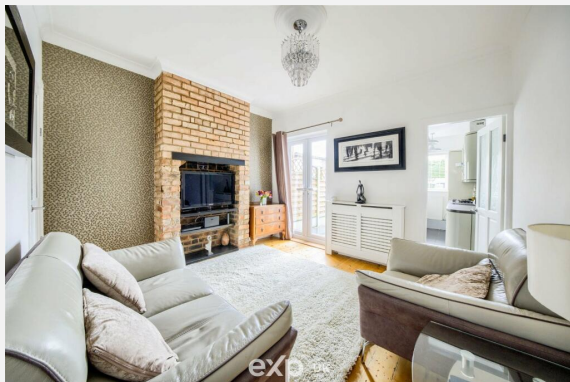
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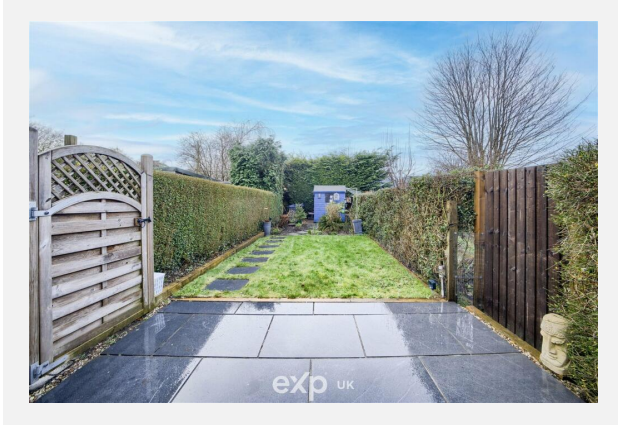
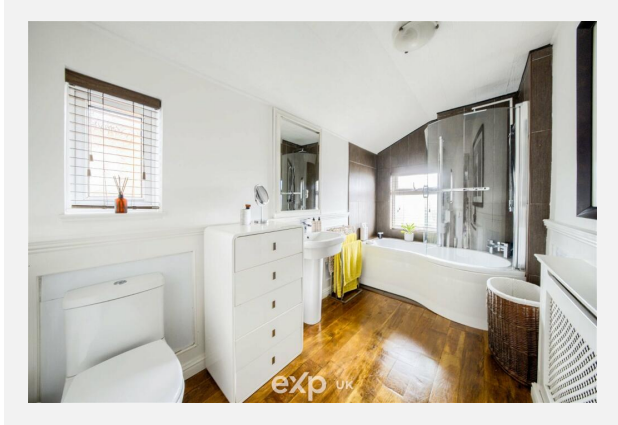
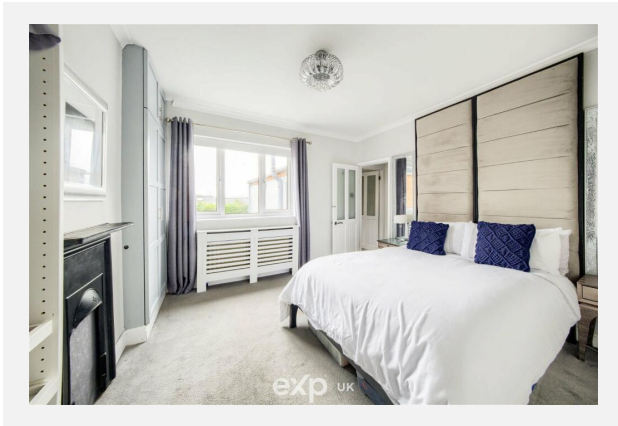
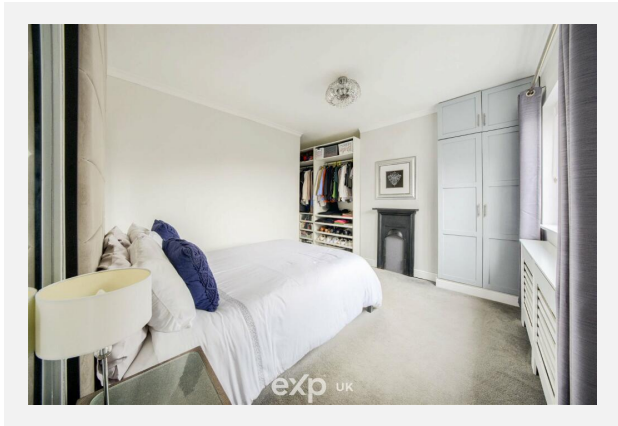
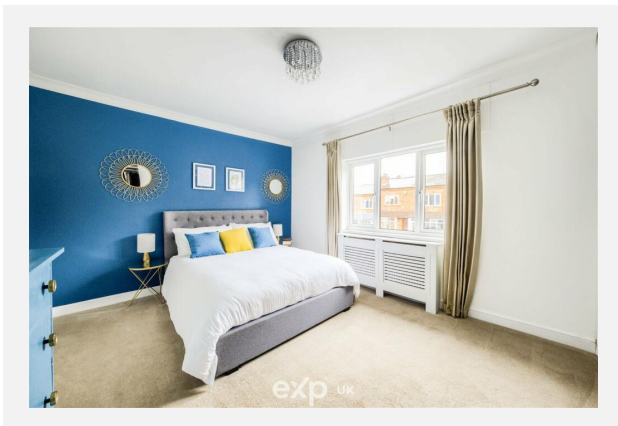
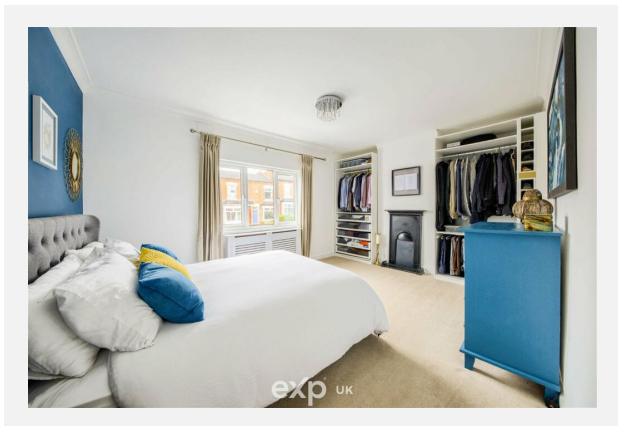
Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



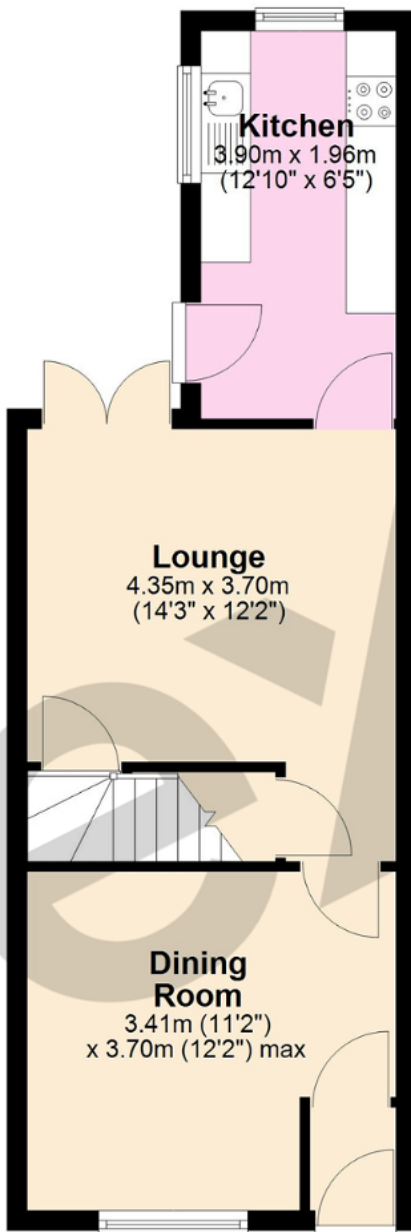




SHIRLEY ROAD, KINGS NORTON, BIRMINGHAM, B30

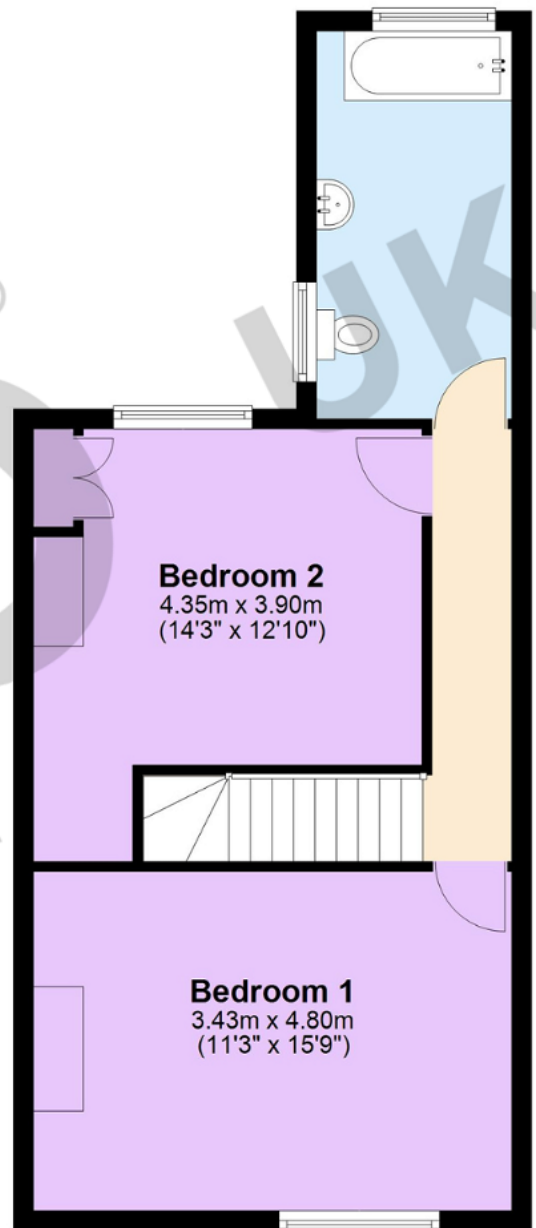
Ground Floor

Approx. 36.9 sq. metres (397.7 sq. feet)



First Floor

Approx. 45.7 sq. metres (491.5 sq. feet)



Total area: approx. 82.6 sq. metres (889.2 sq. feet)

Kings Norton, BIRMINGHAM, B30

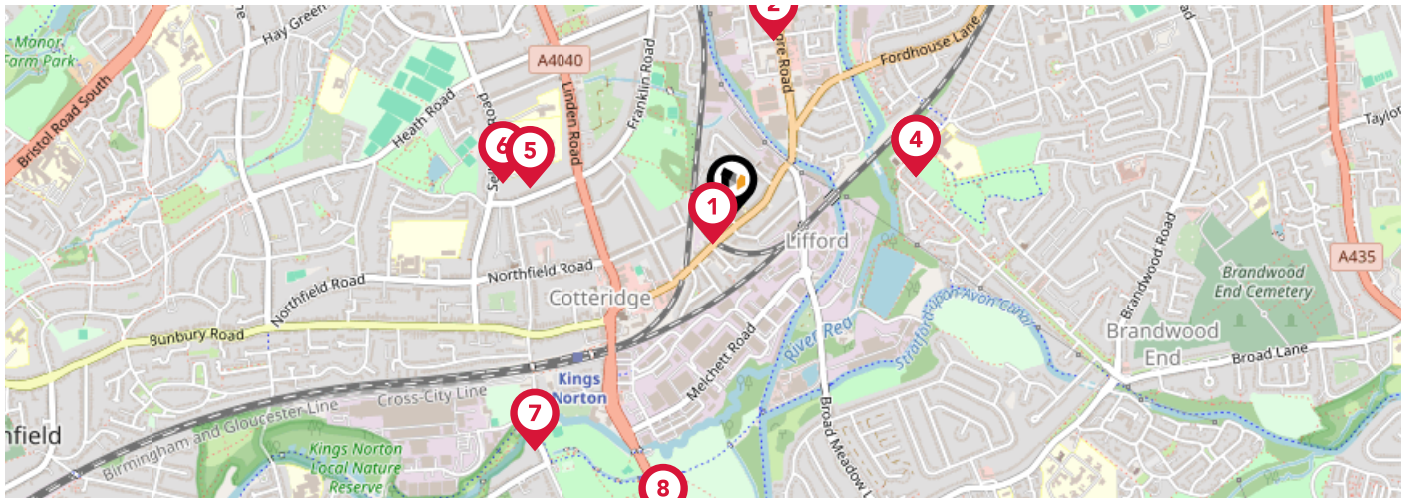
Energy rating
D









Valid until 28.02.2034

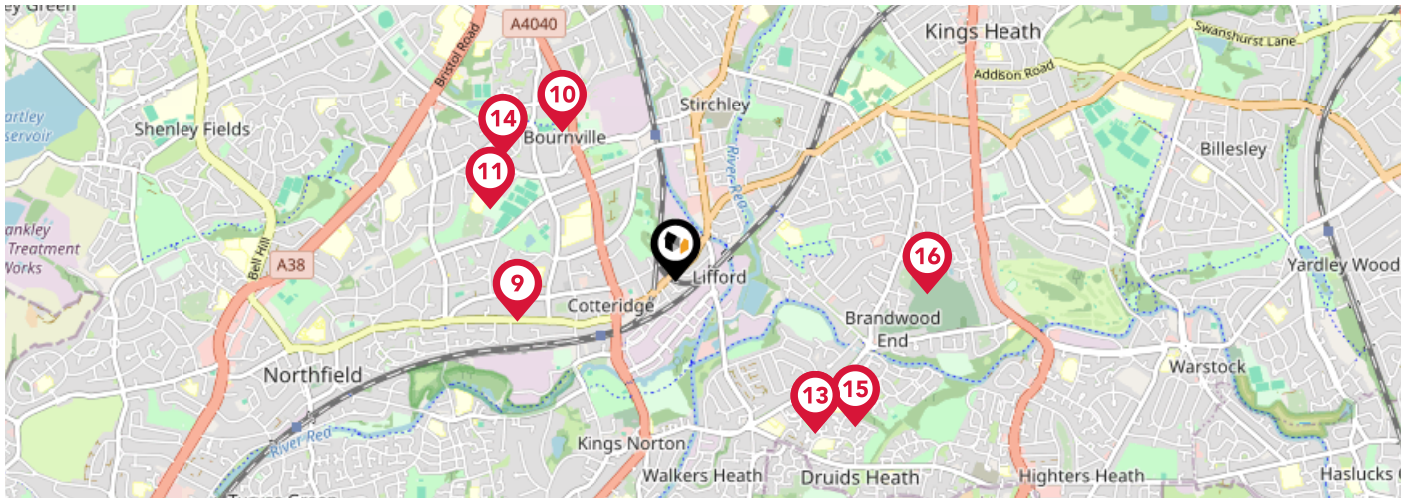
Score	Energy rating	Current	Potential
92+	A		
81-91	B		<div style="background-color: #006400; color: white; padding: 5px; display: inline-block;"> 84 B </div>
69-80	C		
55-68	D	<div style="background-color: #ffd700; color: white; padding: 5px; display: inline-block;"> 60 D </div>	
39-54	E		
21-38	F		
1-20	G		









Additional EPC Data

Property Type:	Mid-terrace house
Walls:	Solid brick, as built, no insulation (assumed)
Walls Energy:	Very poor
Roof:	Pitched, 100 mm loft insulation
Roof Energy:	Average
Window:	Fully double glazed
Window Energy:	Average
Main Heating:	Boiler and radiators, mains gas
Main Heating Energy:	Good
Main Heating Controls:	Programmer, room thermostat and TRVs
Main Heating Controls Energy:	Good
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in 38% of fixed outlets
Lighting Energy:	Average
Floors:	Suspended, no insulation (assumed)
Secondary Heating:	None
Total Floor Area:	83 m ²



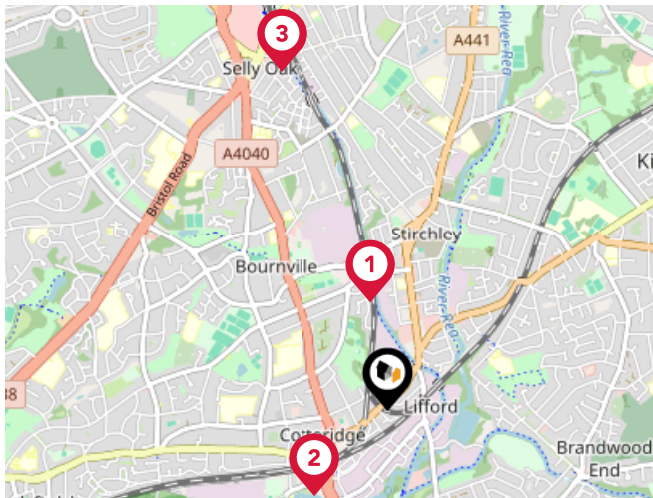
	Nursery	Primary	Secondary	College	Private
 Cotteridge Primary School Ofsted Rating: Good Pupils: 419 Distance:0.07	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Stirchley Primary School Ofsted Rating: Good Pupils: 226 Distance:0.41	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Allens Croft Nursery School Ofsted Rating: Outstanding Pupils: 179 Distance:0.43	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Allens Croft Primary School Ofsted Rating: Good Pupils: 371 Distance:0.43	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Kings Norton Girls' School Ofsted Rating: Outstanding Pupils: 1013 Distance:0.46	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 St Joseph's Catholic Primary School Ofsted Rating: Good Pupils: 211 Distance:0.52	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Kings Norton Nursery School Ofsted Rating: Outstanding Pupils: 94 Distance:0.69	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Kings Norton Junior and Infant School Ofsted Rating: Good Pupils: 409 Distance:0.71	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



		Nursery	Primary	Secondary	College	Private
	King's Norton Boys' School Ofsted Rating: Good Pupils: 654 Distance:0.75	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Bournville Village Primary Ofsted Rating: Outstanding Pupils: 654 Distance:0.85	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St Francis Church of England Aided Primary School and Nursery Ofsted Rating: Good Pupils: 234 Distance:0.9	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Broadmeadow Infant School Ofsted Rating: Good Pupils: 197 Distance:0.93	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Broadmeadow Junior School Ofsted Rating: Good Pupils: 228 Distance:0.93	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Dame Elizabeth Cadbury School Ofsted Rating: Good Pupils: 795 Distance:0.96	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Lindsworth School Ofsted Rating: Requires Improvement Pupils: 119 Distance:1.04	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Woodthorpe Junior and Infant School Ofsted Rating: Outstanding Pupils: 208 Distance:1.14	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

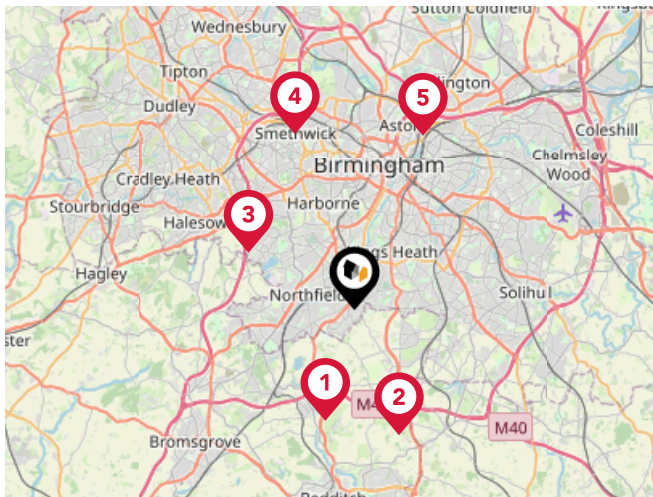
Area

Transport (National)



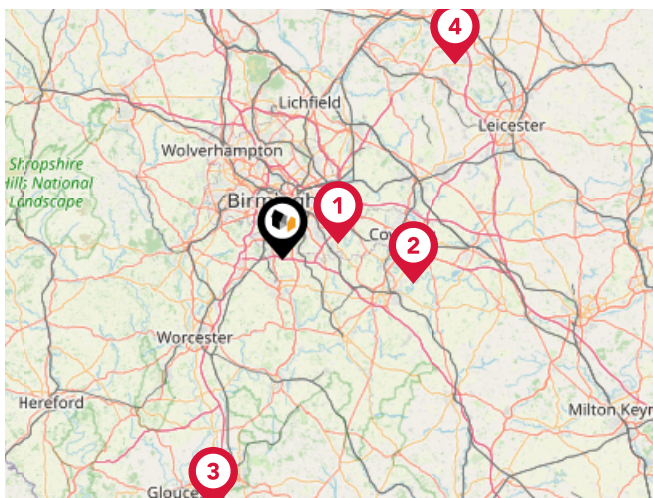
National Rail Stations

Pin	Name	Distance
1	Bournville Rail Station	0.5 miles
2	Kings Norton Rail Station	0.51 miles
3	Selly Oak Rail Station	1.6 miles



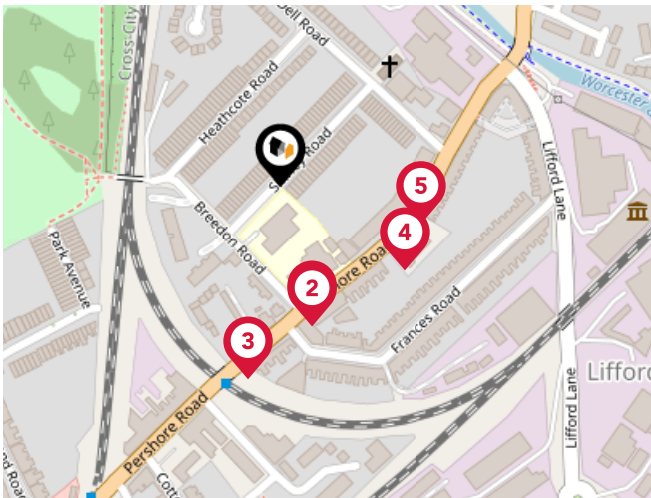
Trunk Roads/Motorways

Pin	Name	Distance
1	M42 J2	4.15 miles
2	M42 J3	4.78 miles
3	M5 J3	4.33 miles
4	M5 J1	6.74 miles
5	M6 J6	6.8 miles



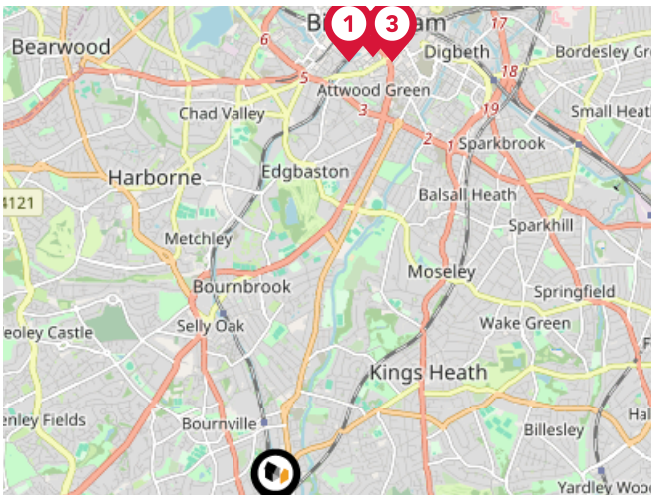
Airports/Helipads

Pin	Name	Distance
1	Birmingham International Airport	8.46 miles
2	Coventry Airport	19.31 miles
3	Gloucestershire Airport	37.77 miles
4	East Midlands Airport	37.63 miles



Bus Stops/Stations

Pin	Name	Distance
1	Breedon Rd	0.08 miles
2	Breedon Rd	0.08 miles
3	Breedon Rd	0.11 miles
4	Breedon Cross Bridge	0.09 miles
5	Breedon Cross Bridge	0.08 miles



Local Connections

Pin	Name	Distance
1	Centenary Square (Midlands Metro Stop)	4.12 miles
2	Town Hall (Midlands Metro Stop)	4.2 miles
3	Grand Central New Street (Midland Metro Stop)	4.2 miles

14, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	09/09/2022	02/10/2015	31/10/2003		
Last Sold Price:	£250,000	£149,950	£109,000		
46, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	25/08/2022				
Last Sold Price:	£265,000				
74, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	07/02/2022	24/05/2019	22/03/2017		
Last Sold Price:	£212,500	£191,000	£146,500		
68, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	08/09/2021	25/01/2013	30/10/2009	31/08/2001	
Last Sold Price:	£201,000	£108,500	£124,000	£68,000	
40, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	20/08/2021	01/09/2004	16/10/2002		
Last Sold Price:	£270,000	£126,950	£79,950		
18, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	28/05/2021				
Last Sold Price:	£184,500				
42, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	24/05/2021	10/09/2019	25/04/2014	07/01/2011	04/03/2005
Last Sold Price:	£223,400	£192,000	£124,999	£110,000	£112,000
30, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	06/01/2021	28/04/2003	13/08/2001		
Last Sold Price:	£185,000	£60,000	£57,500		
2, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	16/12/2020	30/05/2012			
Last Sold Price:	£190,000	£95,000			
52, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	27/05/2020	16/11/2009	07/09/2001		
Last Sold Price:	£199,000	£120,000	£67,500		
78, Shirley Road, Birmingham, B30 2JA					Semi-detached House
Last Sold Date:	28/02/2020	07/10/2016			
Last Sold Price:	£200,000	£178,000			
8, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	04/10/2019	11/02/2016	23/12/2009		
Last Sold Price:	£175,500	£152,500	£134,000		

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

1, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	26/04/2019	05/01/2000			
Last Sold Price:	£170,000	£56,250			
84, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	25/01/2019	12/12/2002	24/03/2000		
Last Sold Price:	£169,950	£90,000	£59,950		
4, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	04/01/2019	01/06/2007	02/07/2004		
Last Sold Price:	£166,500	£134,000	£120,000		
32, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	07/12/2018	15/01/2016	12/08/2011	24/05/2002	09/03/2001
Last Sold Price:	£185,000	£150,000	£113,000	£76,500	£55,000
6, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	18/05/2018	20/01/2006	05/01/2001		
Last Sold Price:	£151,500	£116,000	£58,500		
16, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	04/05/2018	16/05/2014	02/11/2007	23/01/2004	
Last Sold Price:	£156,000	£135,000	£145,000	£109,000	
80, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	29/07/2016	11/04/2008			
Last Sold Price:	£180,000	£117,500			
44, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	29/07/2016	03/12/2004			
Last Sold Price:	£140,000	£129,950			
34, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	30/03/2016				
Last Sold Price:	£157,500				
33, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	18/12/2015				
Last Sold Price:	£163,000				
38, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	29/05/2015	10/09/2013	05/06/2006		
Last Sold Price:	£154,950	£132,000	£138,000		
10, Shirley Road, Birmingham, B30 2JA					Terraced House
Last Sold Date:	27/03/2015	04/12/2000			
Last Sold Price:	£117,000	£64,950			

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

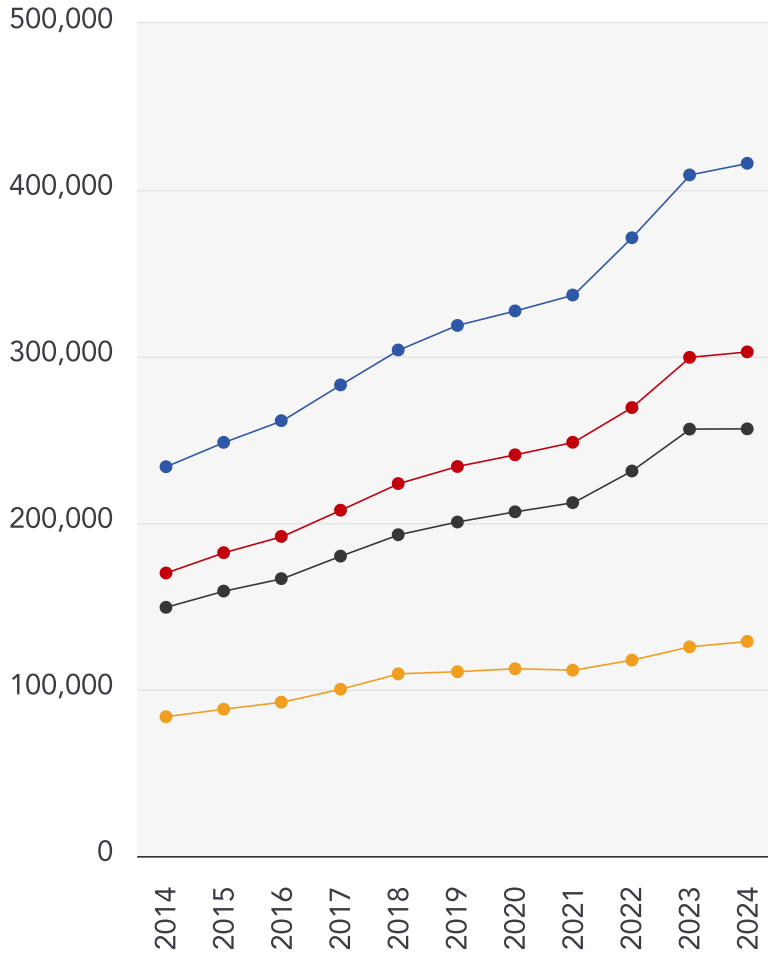
36, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	27/01/2015	14/08/2005		
Last Sold Price:	£152,500	£139,950		
26, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	19/09/2014	30/07/2007	23/03/2001	
Last Sold Price:	£145,950	£140,000	£69,500	
41, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	11/05/2012	13/10/2006		
Last Sold Price:	£115,000	£124,500		
58, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	15/10/2009	08/12/2000		
Last Sold Price:	£119,500	£57,500		
70, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	17/04/2008	03/07/2003		
Last Sold Price:	£135,000	£101,000		
17, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	30/11/2007			
Last Sold Price:	£130,000			
19, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	04/09/2007	02/02/2007		
Last Sold Price:	£139,950	£106,000		
28, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	30/05/2007	19/03/2004	28/04/2000	
Last Sold Price:	£151,000	£134,950	£59,950	
11, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	30/03/2007			
Last Sold Price:	£133,000			
15, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	30/08/2006	31/08/2001	12/04/2001	
Last Sold Price:	£132,000	£71,000	£57,000	
23, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	21/02/2006	31/05/2001	15/09/2000	
Last Sold Price:	£127,000	£63,750	£46,000	
21, Shirley Road, Birmingham, B30 2JA				Terraced House
Last Sold Date:	29/07/2005			
Last Sold Price:	£137,950			

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

39, Shirley Road, Birmingham, B30 2JA	Terraced House
Last Sold Date: 02/08/2004 01/10/1999	
Last Sold Price: £124,750 £53,950	
82, Shirley Road, Birmingham, B30 2JA	Terraced House
Last Sold Date: 16/12/2003	
Last Sold Price: £112,000	
22, Shirley Road, Birmingham, B30 2JA	Terraced House
Last Sold Date: 27/11/2003	
Last Sold Price: £96,000	
7, Shirley Road, Birmingham, B30 2JA	Terraced House
Last Sold Date: 31/01/2003	
Last Sold Price: £92,000	
64, Shirley Road, Birmingham, B30 2JA	Terraced House
Last Sold Date: 12/07/2002	
Last Sold Price: £68,950	
37, Shirley Road, Birmingham, B30 2JA	Semi-detached House
Last Sold Date: 28/06/2002 24/03/2000	
Last Sold Price: £86,500 £64,000	
5, Shirley Road, Birmingham, B30 2JA	Terraced House
Last Sold Date: 31/10/2001	
Last Sold Price: £63,500	
56, Shirley Road, Birmingham, B30 2JA	Terraced House
Last Sold Date: 07/03/2000 14/12/1999	
Last Sold Price: £54,000 £42,650	

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

10 Year History of Average House Prices by Property Type in B30



Detached

+77.95%

Semi-Detached

+78.12%

Terraced

+71.75%

Flat

+54.03%

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Through our Estate Agent Productivity Suite and Rightmove and Zoopla subscriptions, buyers have access to all the latest listings including those from eXp UK network of estate agents. Buyers can search on the most relevant, local criteria that means the most to them including neighbourhoods, schools, parks, house size, rooms and price, all the details that are involved in selecting the home where you'll love to live.

Testimonial 1



We had a first class experience from start to finish. Our agent was professional, knowledgeable, experienced and a very friendly person. Im sure his nature and professionalism attributed to selling our house in under a week. After the first viewings our hose was sold, for asking price. The whole timescale to sell took around 12 weeks and Dean was amazing. I had his number and could message about anything, no matter how trivial.

Testimonial 2



I would highly recommend Dean, Very good at booking viewings and working around what suited me. Dean certainly knew his stuff! He made the whole process so much easier and explained everything clearly along the way. He always answered the phone and we never felt like he was too busy or uninterested even though he had loads of other properties to deal with. He had a wealth of experience and always kept us up to date with what was going on.

Testimonial 3



We have just sold our property and I couldn't be happier with the process. Dean has been fantastic throughout the process, he really went the extra mile in terms of helping out with various enquiries to organising the key handover, he really made a difference during the sale and gave the process a personal touch. Would highly recommend Dean!

Important - Please Read

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They should not be relied upon as a statement or representation of fact and, although believed to be correct, are not guaranteed and form no part of an offer or contract. Any intending buyers must satisfy themselves as to their correctness.

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We are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. This is why we have partnered with Sprift, the UK's leading supplier of property-specific data.



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Dean Coleman Powered By eXp

Birmingham
07581 875215
dean.coleman@exp.uk.com
<https://exp-uk.co.uk>

