



Greenfield Road, Harborne B17 0EE
£435,000

MCHUGO
HOMES

Welcome to Greenfield Road, a beautifully presented three-bedroom property, which has been significantly refurbished in recent years, benefiting from new wooden flooring throughout the ground floor, modern anthracite double glazing across the entirety of the front elevation and block paving across the front driveway and rear patio. Perfectly positioned in one of Harborne’s most desirable locations. This delightful home combines style, comfort, and practicality, making it the ideal choice for first-time buyers, young families, or professionals seeking a home close to Harborne’s vibrant village lifestyle.

Offered with no upward chain.

Property

As you step inside, you’re greeted by a light and inviting interior with a well-designed layout that maximises space and natural light. The spacious lounge offers a warm and relaxing atmosphere — perfect for cosy evenings or entertaining guests. Leading through to a second reception room, ideal as dining or sitting room, opening to the modern fitted kitchen which features ample storage, quality wooden cabinetry, integrated appliances, and sleek finishes, providing the perfect balance of style and functionality for everyday living.

Upstairs, there are three well-proportioned bedrooms, including a master bedroom with ensuite, offering a touch of privacy and convenience. The additional bedrooms provide excellent flexibility for family living, a home office, or guest accommodation. A contemporary family bathroom completes the first floor, designed with modern fixtures and a clean, neutral aesthetic.

Externally, the property benefits from off-road parking, a rare and valuable feature in this sought-after area. To the rear, a low-maintenance courtyard garden provides an attractive outdoor retreat.

Approach

The property is set back from the road behind a private block paving driveway, offering convenient off-road parking — a rare advantage in this sought-after Harborne location. Front door leading to:

Porch

Front door, ceiling light point, feature stain glass window with door leading to:

Hallway

Radiator, ceiling light point, stairs to first floor and doors to:

Living room

Double glazed window to front elevation, fitted shelving, radiator, ceiling light point, ceiling coving and power points.

Sitting room

Double glazed window to rear elevation, fitted shelving, radiator, traditional fire place, ceiling light point, power points and door to internal storage

Kitchen Diner

Wall and base units, roll worktop surfaces, sink with draining area, fitted fridge and freezer, integrated oven, dishwasher and washing machine, four ring gas hob with hood above, new recently installed boiler concealed within storage, ceiling spot lights, partly tiled, radiator, two double glazed windows to side elevation and door leading to rear courtyard.

Landing

Carpeted, loft hatch, ceiling light point and doors leading to:

Bedroom one

Double glazed window to front elevation, traditional fire place surround, ceiling light point, radiator and power points

Bedroom two

Double glazed window to rear elevation, carpeted, ceiling light point, radiator, power points and steps leading to:

Dressing room

Radiator, carpeted, ceiling spot lights and power points

Ensuite

Obscure double glazed window to side elevation, wash hand basin, low level WC, bath with overhead shower, tiled floor, part tiled walls and radiator.

Bedroom three

Double glazed window to front elevation, radiator, ceiling light point and power points.

Bathroom

Walk-in shower cubicle, low level WC, wash hand basin, radiator and partly tiled.

Rear Garden

Low maintenance blocked paved courtyard, with brick wall surround and outdoor tap. Offers side access.

Area

Located on a quiet and popular residential road, the home enjoys easy access to Harborne High Street, with its excellent range of independent cafés, restaurants, boutiques, and everyday amenities. The area is also well-served by highly regarded schools, green open spaces, and convenient transport links to Birmingham City Centre, Queen Elizabeth Hospital, and The University of Birmingham. This is a superb opportunity to secure a home in one of Harborne's most desirable settings — offering both character and convenience, perfect for modern living.

Further Details

Tenure: Freehold

EPC: D

Council Tax Band: D

Utility supply, rights and restrictions:

Broadband: FTTP

Electricity supply: Mains supply

Sewerage: Mains supply

Water supply: Mains supply

Other information

Construction materials: Rendered

Roof material: Tile



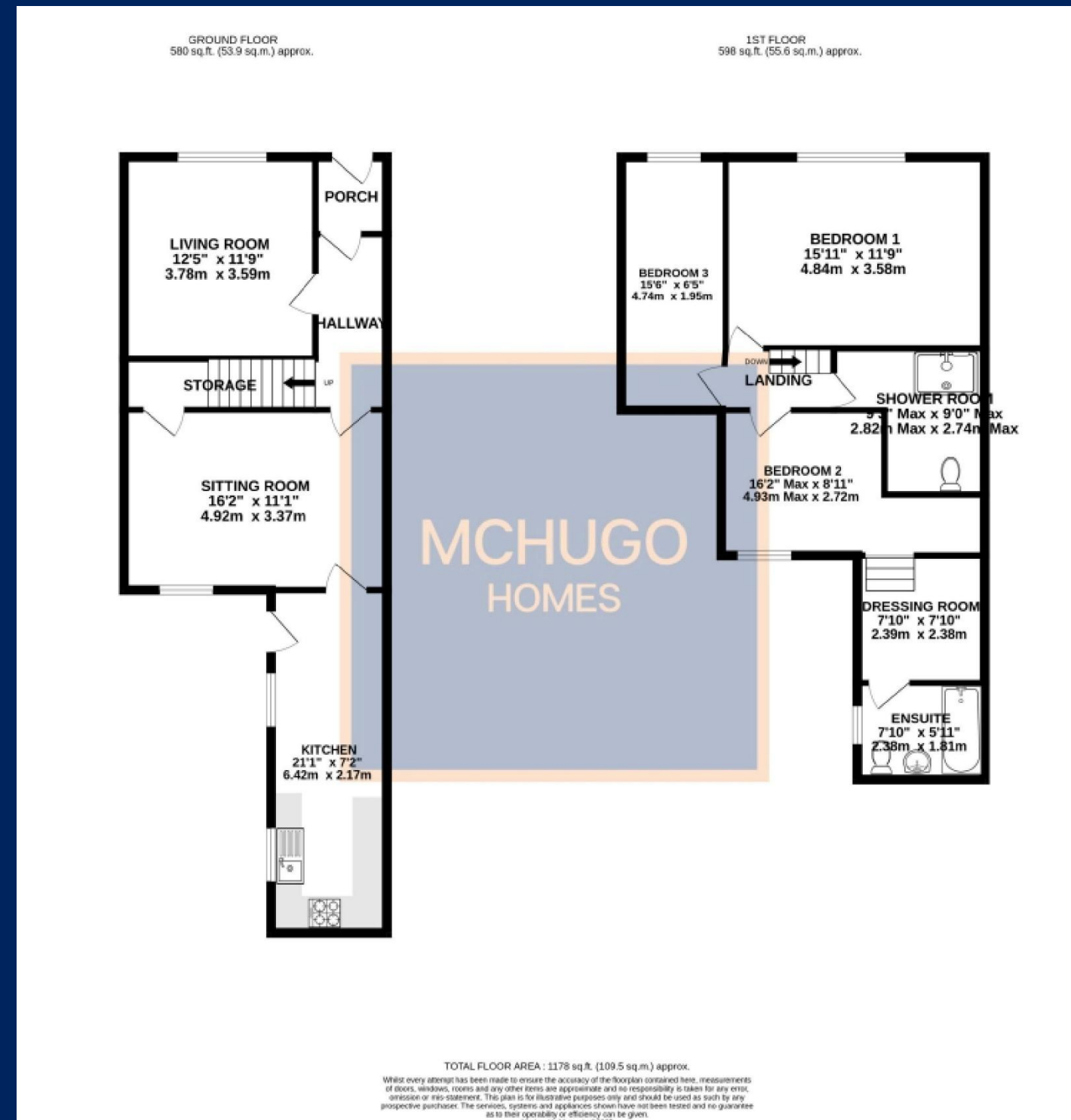




- Three bedrooms
- Ensuite
- Driveway for off-road parking
- Fitted kitchen
- Harborne location
- Rear courtyard
- Freehold
- Dressing room

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		





7 Weekin Works 112-116 Park Hill Road, Harborne B17 9DH
01215170251 | movinghome@mchugohomes.co.uk | [s://mchugohomes.co.uk/](https://mchugohomes.co.uk/)