



Bishops Way, Four Oaks
Sutton Coldfield, B74 4XS



Bishops Way, Four Oaks
Sutton Coldfield, B74 4XS
£475,000

Welcome to this impressive 3-bedroom detached family home located within the sought-after residential area of Bishops Way, Sutton Coldfield. This home is ideally situated in a quiet and friendly neighborhood with excellent schools, park and Mere Green shopping center just a short drive away. With its superb location, excellent transport links and outstanding features, this property is a perfect family home.

The ground floor features an attractive living room, open-plan fitted kitchen and dining room. The kitchen leads to a utility room and provides access to the beautiful back garden, ideal for summer barbecues and outdoor activities. In addition, a conservatory from the dining room area offers ample natural light from a south facing garden.

Upstairs, you'll find three bedrooms with the Master bedroom having built in wardrobes and a contemporary family bathroom. An additional W/C is located on the ground floor for guests' convenience. The property benefits with off-road parking for up to 2 cars and a single garage. EPC; C



This detached property is one not to be missed.
Book a viewing today!

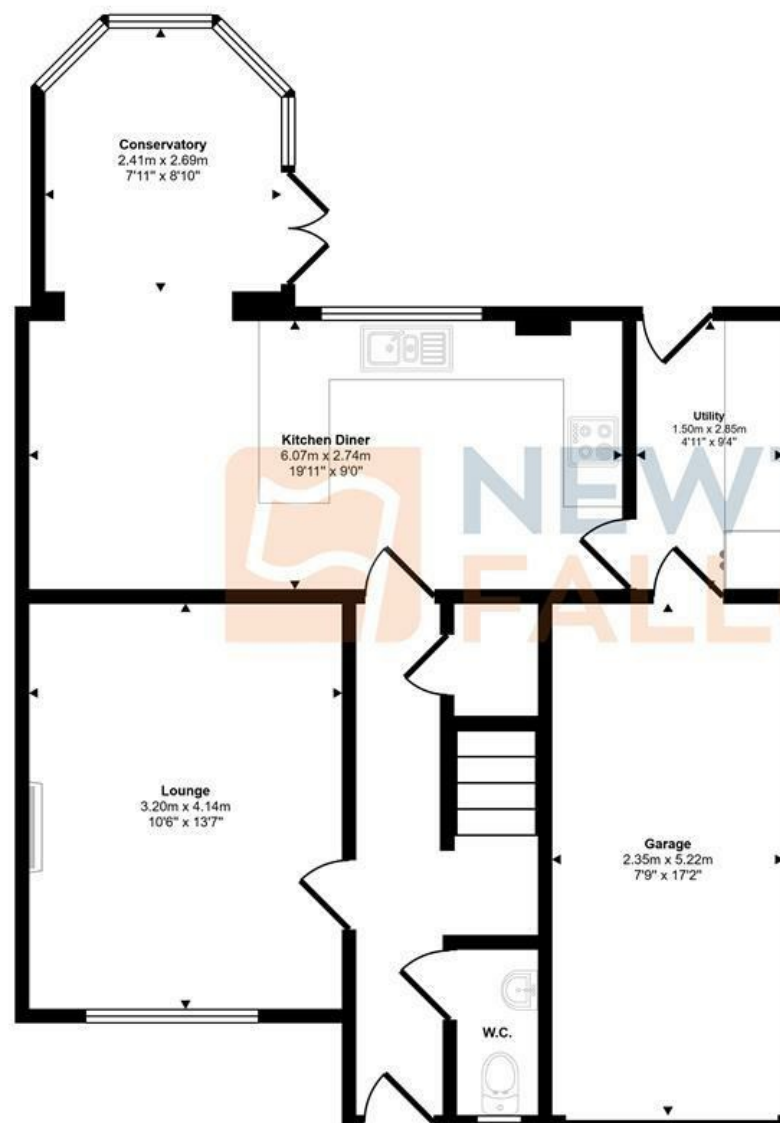
Draft Details - PLEASE NOTE THESE ARE DRAFT
DETAILS AWAITING THE VENDORS APPROVAL AND
CANNOT BE RELIED ON TO BE WHOLLY
ACCURATE.

Disclaimer - These particulars are issued in good
faith but do not constitute representations of fact
or form part of any offer or contract. The matters
referred to in these particulars should be
independently verified by prospective buyers or
tenants. Newton Fallowell nor any of its
employees or agents has any authority to make
or give any representation or warranty whatever
in relation to this property.

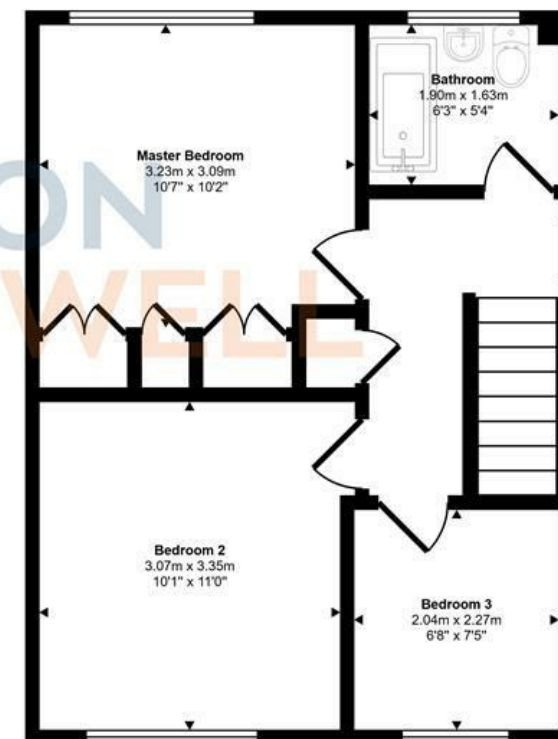


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

Approx Gross Internal Area
104 sq m / 1120 sq ft



Ground Floor
Approx 66 sq m / 711 sq ft



First Floor
Approx 38 sq m / 410 sq ft