

Highcroft Villas

Erdington

B23 6GQ

Offers Over £270,000

Two-Bedroom Mews House

978 Sq. Ft.

Secure & Allocated Parking

No Upward Chain





Property Description

DESCRIPTION Stunning Mews - Style Villa in Historic Highcroft Hall.

Welcome to Highcroft Villas - a unique two-bedroom, high-quality mews-style house that beautifully combines modern luxury with timeless craftsmanship. Spread over two spacious floors, this property offers an exceptional living experience.

Nestled within the historic Highcroft Hall in Erdington, this villa features its own private entrance, leading you into a bright and welcoming hallway. The first floor includes ample storage, a contemporary family bathroom, a comfortable double bedroom, and an exquisite kitchen that seamlessly flows into the dining room. A few marble-tiled steps lead you up to a cosy living area, perfect for relaxation.

Upstairs, the master bedroom is a highlight, offering generous storage and Velux windows that fill the space with natural light.

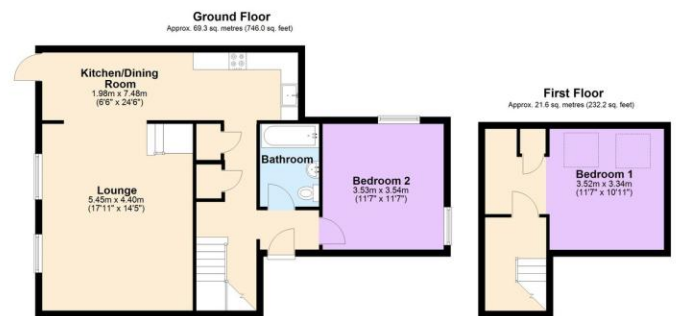
Outside, you'll find an allocated parking space in a secure gated car park, as well as beautifully maintained, fenced grounds. The rear garden, cared for by an on-site groundskeeper, provides a lovely outdoor space to enjoy.

Conveniently located near the A38 and M5/M6, this property is ideal for commuters, city workers, and local professionals seeking a home with that extra touch of charm and elegance. Don't miss out on this remarkable opportunity!

LOCATION Erdington is a lively suburb located just a few miles northeast of Birmingham city centre, offering a perfect blend of urban convenience and suburban charm. Known for its rich history and diverse community, Erdington boasts a range of amenities, making it an ideal place to live.

Transport Links: Erdington is well-connected by public transport, with frequent bus services and a railway station that provides easy access to Birmingham and surrounding areas. The proximity to major roadways, including the A38 and M5/M6 motorways, makes commuting a breeze for those traveling to the city or

Floor Layout



Total approx. floor area 978 sq ft (91 sq m)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2019.

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	74 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements