

183 Station Road
Kings Norton, Birmingham, B30 1DD

Offers Over £550,000

STUNNING EXTENDED FOUR BEDROOM PERIOD HOME WITH LOFT CONVERSION & DOUBLE GARAGE! This exquisite and beautifully extended four-bedroom period home offers the perfect blend of charming character and modern living, with the added bonus of a stunning dormer loft conversion complete with en-suite shower room. Ideally positioned to take advantage of everything the local area has to offer—including sought-after local schools, a short stroll to the popular Rowheath Park and Pavilions, excellent commuter links via nearby Bournville and Kings Norton train stations, and the vibrant amenities of Bournville, Cotteridge, and Stirchley. Set behind a driveway, the house boasts impressive proportions, high ceilings, and a wealth of period features throughout. The accommodation briefly comprises: entrance vestibule, welcoming hallway, living and dining rooms with feature fireplaces and a superb extended kitchen-dining room with wc and French doors opening onto a delightful rear garden. The real showstopper is the top-floor dormer loft conversion, providing a generous fourth bedroom and modern en-suite shower room, perfect as a luxurious principal suite or ideal guest space. On the first floor are three further double bedrooms and a family bathroom. Outside, you'll find an excellent brick-built double garage with full electric throughout, which is ripe for conversion into a home office, studio, or gym (subject to the relevant permissions). A rare opportunity to acquire a substantial and stylish family home in a much-loved location. Please contact our Bournville office to arrange your viewing today.



Approach

Set behind a tarmac driveway providing valuable off-street parking, the frontage is framed with engineering brick edging and well-maintained hedgerows to the boundaries. A paved pathway leads to the gated side access and continues to the rear garden, while a composite double-glazed front entrance door opens into:

Vestibule

Laid with hardwood oak flooring, setting a warm first impression. From here, a further internal door opens into

Hall

A beautifully appointed hallway with wooden oak floor covering, stairs rising to the first-floor landing, and elegant bespoke wooden paneling to the walls. Further features include a central heating radiator, ceiling light point, ornate corning to the ceiling, and a traditional picture rail, all contributing to the property's character and charm.

Front Reception Room

15' to bay x 10'05" (4.57m to bay x 3.18m)

A spacious and characterful front reception room, featuring a double-glazed bay window to the front aspect which allows for an abundance of natural light. The room is finished with ornate ceiling corning, a picture rail, and a ceiling light point. A striking inset decorative cast iron fireplace, in an original-style design, serves as a focal point—complete with a wooden mantelpiece, surround, and tiled hearth. Additional features include a central heating radiator and an in-built meter cupboard, neatly housed within the alcove.

Rear Reception Room

1303" x 10'10" (397.15m x 3.30m)

A charming rear reception room finished with a hardwood oak floor covering and enhanced by a feature inset log-burning stove, set on a raised hearth with a wooden mantelpiece and surround—perfect for cosy evenings. Further period-style touches include a picture rail and ceiling light point, complemented by a central heating radiator. A double-glazed window to the rear aspect offers pleasant views over the rear garden and allows natural light to flood the space



Kitchen/Dining Room 30' x 0'9 (9.14m x 0.23m)

A superbly extended kitchen/dining room, accessed directly from the rear reception room, offering an impressive blend of space and style ideal for modern family living. The kitchen is appointed with a charming range of cream matching wall and base units, beautifully complemented by solid wooden block work surfaces. Integrated features include a gas cooker with a stainless steel splash back and extractor hood above. There is space and plumbing provided for both a dishwasher and washing machine, along with ample accommodation for an American-style fridge/freezer. A standout feature is the Belfast sink with a hot and cold mixer tap, positioned beneath one of the two double-glazed side windows and benefiting from practical under-sink storage. Additional practical touches include tiled flooring, a central heating radiator, recessed ceiling spotlights, and a contemporary wall-mounted column radiator. Furthermore having a double-glazed Velux roof light, sleek porcelain tiled flooring, a second wall-mounted radiator, and elegant double-glazed French doors opening out to the rear garden

Ground Floor WC

Fitted with a low flush WC and a wall-hung wash hand basin complete with a hot and cold mixer tap. A frosted double-glazed window to the rear aspect provides natural light while maintaining privacy. The room is finished with a sleek porcelain tiled floor, ceiling light point, and a ceiling-mounted extractor fan.

Rear Garden

Accessed via the French doors from the kitchen/dining extension, the rear garden offers a beautifully arranged and practical outdoor space. A full-width block paved patio creates the perfect area for entertaining or relaxing, complemented by a blue engineering brick side return, decorative flowerbeds, and a wooden side access gate leading to a shared alleyway that connects to the front of the property. Beyond the patio, the main garden area features a well-maintained lawn, a further block paved pathway, and an additional patio area, all thoughtfully designed for ease of maintenance. Toward the rear, decked steps lead up to raised flowerbeds, with further steps providing access to the substantial brick-built rear garage, ideal for storage or ripe for conversion into a home office or studio

Garage

18'07" x 16'02" (5.66m x 4.93m)

Further steps providing access to the substantial brick-built rear garage, ideal for storage or ripe for conversion into a home office or studio (subject to the necessary permissions) with electric shutter garage door to the rear service.

First Floor Accommodation

From hallway stairs gives rise to the first floor landing with ceiling light point, central heating radiator, recessed spots over the stairs, stairs giving rise to the top floor landing and internal doors opening into:

Bedroom One

14' to recess x 12'04" (4.27m to recess x 3.76m)

With feature triple double glazed windows to the front aspect, ceiling light point and central heating radiator.

Bedroom Two

1'02" x 8'01" (0.36m x 2.46m)

With two double glazed windows to the rear aspect, ceiling light point and central heating radiator.

Bathroom

8'02" x 5'08" (2.49m x 1.73m)

With panel bath with glass shower screen, hot and cold mixer tap and shower attachment over, wash hand basin with pedestal, low flush WC, central heating radiator, fully tiled to walls and floor, ceiling light point, frosted double glazed window to the side aspect and central heating radiator.





Bedroom Three

9' x 11'01" (2.74m x 3.38m)

With double glazed window to the rear aspect, ceiling light point and central heating radiator.

Top Floor Accommodation

From first floor landing staircase gives rise to the top floor landing with double glazed dormer window to the rear aspect, ceiling light point and interior door opens into:

Bedroom Four

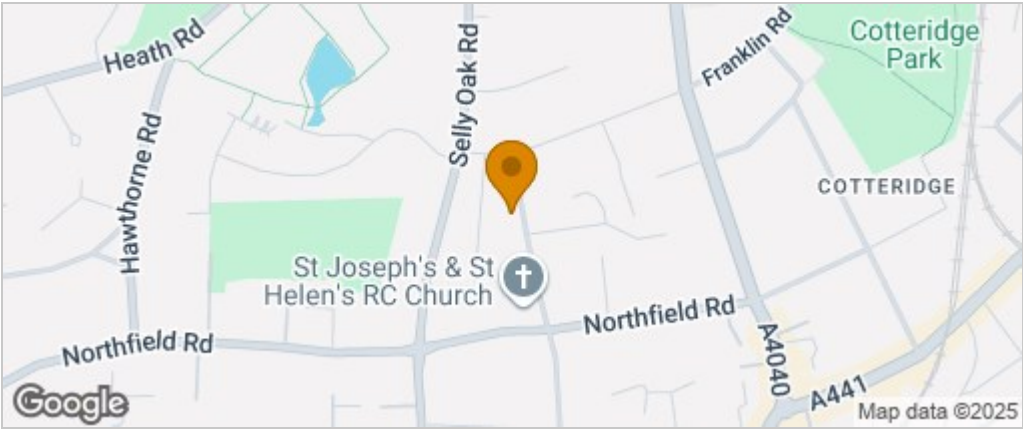
2109" max x 9'03" max (642.82m max x 2.82m max)

With double glazed dormer to the rear aspect, recessed spots to ceiling, central heating radiator, two double glazed Velux roof lights to the front aspect, in-built storage to eaves space and interior door opens into:

En-Suite Shower Room

6'01" max x 8'05" max (1.85m max x 2.57m max)

With corner entry shower with mains power shower over, push button low flush WC, wash hand basin on pedestal, double glazed Velux roof light to the front aspect, fully tiled to walls and floor, heated chrome towel rail and recessed spots to ceiling.



Please contact our Bournville Office on 0121 458 1123 if you wish to arrange a viewing appointment for this property or require further information.

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