



Cross Lane, Great Barr, Birmingham

**£725,000**

  
AZURE  
RESIDENTIAL





*Rare opportunity – over 3,000 sq ft detached home in B43. Chain free with 7 bedrooms upstairs plus a ground-floor bedroom, 3 receptions, kitchen, utility, orangery, and 2 bathrooms. Large driveway, south-facing garden, and huge scope to modernise.*







# Key Features

- Detached property extending to over 3,000 sq ft – one of the largest in B43
- Seven first-floor bedrooms plus an additional ground-floor bedroom
- Two large front living rooms, rear sitting room, and bright orangery
- Kitchen with utility room, pantry, and ample storage
- Two bathrooms (one with shower downstairs, one upstairs) plus separate W/C
- Generous south-facing garden with patio and lawn
- Large driveway providing ample off-road parking
- Chain free with huge potential for modernisation and value growth
- Convenient for schools, amenities, Sutton Park & M6 Junction 7















This impressive detached residence on Cross Lane, B43, offers over 3,000 sq ft of living space, making it one of the largest homes currently available in the area. Rarely does a property of this scale, flexibility, and potential come to the market. With a generous south-facing garden, multiple reception rooms, eight bedrooms including one on the ground floor, and plentiful storage, this home provides endless scope for a growing family, multi-generational living, or those looking to create their forever home.

### Ground Floor

A welcoming hallway gives access to two substantial living rooms at the front of the property, both filled with natural light and offering excellent entertaining or family space. Towards the rear, you'll find a further spacious sitting room leading into a bright orangery with views across the garden — ideal as a family snug or informal entertaining area.

The kitchen is well-proportioned with plenty of workspace and connects to both a practical utility room and a pantry, providing excellent day-to-day functionality. There is also a ground-floor bedroom, offering great flexibility for guests, older relatives, or a dedicated home office. Completing the ground floor is a bathroom with shower facilities.

### First Floor

Upstairs, this home continues to impress with seven bedrooms, six of which include fitted wardrobes. The master bedroom provides



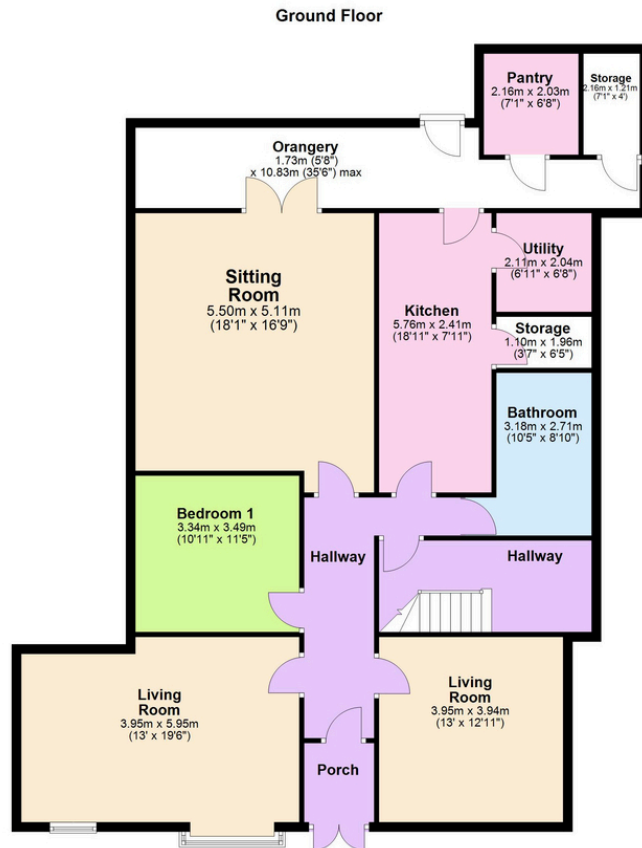












Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	69	78
A		
(81-91)		
B		
(69-80)		
C		
(55-68)		
D		
(39-54)		
E		
(21-38)		
F		
(1-20)		
G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

**Tenure Type:** Freehold  
**Council Tax Band:** E  
**Council Authority:** Sandwell