



**Connells**

Quinton Road West  
Quinton



# Quinton Road West Quinton B32 1PG

for sale  
**£230,000**



## Property Description

A versatile converted end-terraced home located on Quinton Road West, offering flexible accommodation well suited to families or first time buyers.

The property is approached via a driveway, leading to a porch entrance which opens into a bright and welcoming living room. Positioned behind the living room is a ground-floor bedroom, ideal for guests, multigenerational living or use as a home office. To the rear of the property is a fitted kitchen, complemented by a useful storage area which provides access out to the rear garden, offering practical everyday living and additional space.

To the first floor, the accommodation comprises three further bedrooms and a family bathroom, providing ample space for a growing household. The end-of-terrace position allows for added privacy and a more open feel compared to mid-terrace homes.

Conveniently situated close to local shops, schools and transport links, with easy access to main routes including Bristol Road and connections into Birmingham city centre, this property presents an excellent opportunity for buyers seeking space, flexibility and a well-connected residential location.

## Approach

Set back behind a driveway.

## Porch

Enclosed porch leading to;

## Entrance Hallway

Ceiling light point, laminated flooring, understairs storage cupboard.

## Lounge

14' 10" x 11' 4" ( 4.52m x 3.45m )

Ceiling spotlights, coving, double glazed window to front, laminated flooring.

## Ground Floor Bedroom

9' 2" x 8' 10" ( 2.79m x 2.69m )

Ceiling light point, coving, double glazed window to gear, laminated flooring

## Kitchen

6' 11" x 5' 11" ( 2.11m x 1.80m )

Fitted wall and base units, sink with drainer and mixer tap, space for cooker, extractor fan, space for a washing machine, ceiling spotlights, storage area with space for fridge freezer.

## Landing

Ceiling light point, loft access.

## Bedroom One

10' 8" x 9' 1" ( 3.25m x 2.77m )

Ceiling light point, double glazed window to front.

## Bedroom Two

9' 8" x 8' 10" ( 2.95m x 2.69m )

Ceiling light point, double glazed window to rear, storage cupboard.

## Bedroom Three

7' 4" x 6' 7" ( 2.24m x 2.01m )

Ceiling light point, double glazed window to front storage cupboard.

## Bathroom

Panelled bath with shower over, vanity hand wash basin, low flush w.c, separate shower cubicle, double glazed window to rear, tiled.

## Rear Garden

Paved area, lawned.



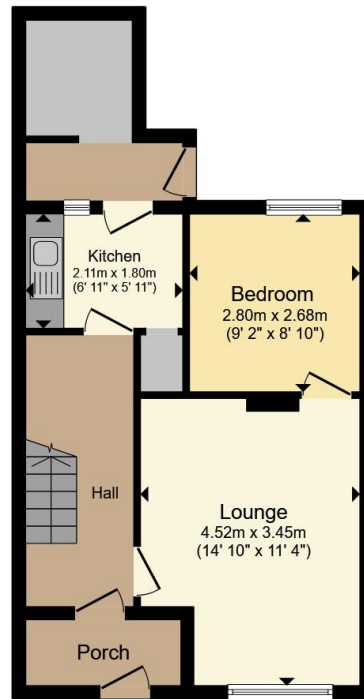




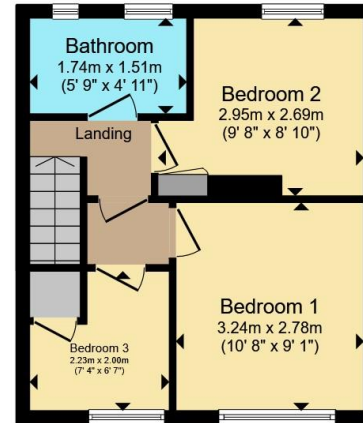








**Ground Floor**



**First Floor**

Total floor area 77.4 m<sup>2</sup> (833 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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**T 0121 426 2800**  
**E [harborne@connells.co.uk](mailto:harborne@connells.co.uk)**

158 High Street Harborne  
BIRMINGHAM B17 9QE

EPC Rating: E Council Tax  
Band: B

Tenure: Freehold

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