



Bankside Crescent, Streetly  
Sutton Coldfield, B74 2HZ

**Offers Over £360,000**



**\*\*\* A WELL PRESENTED AND EXTENDED THREE BEDROOM SEMI DETACHED FAMILY HOME,  
OFFERING VERSATILE LIVING SPACE THROUGHOUT \*\*\***

Situated on the ever-popular Bankside Crescent in Streetly, this delightful three-bedroom semi-detached family home offers spacious and versatile accommodation in close proximity to highly regarded local schools (please verify catchment areas before legal completion), excellent transport links, and a range of amenities. The property is set behind a driveway providing off-road parking and shared side access.

Upon entering, you're welcomed into a large porch which opens into an inviting L-shaped lounge, an ideal space for family living and relaxation. From here, doors lead to a modern and extended fitted kitchen complete with an integrated dishwasher and sleek contemporary units. The kitchen flows into a separate dining room, perfect for entertaining, with stylish bi-folding doors that open out onto the private rear garden. Towards the end of the kitchen is a practical utility area offering space for a washing machine and tumble dryer, along with access to a well-appointed ground floor shower room, ideal for busy family life.

Upstairs, a bright and airy landing leads to three generously sized bedrooms and a family bathroom. The rear garden is a true highlight, boasting a private south-west facing aspect, decking area for outdoor dining, and a lawn bordered by fencing, perfect for children to play or enjoying summer evenings.

A unique feature of this home is the converted garage, now functioning as a versatile garden room or home office, offering valuable extra space for remote working or leisure. With modern interiors, a flexible layout, and a prime location, this property is ideal for growing families.

Internal viewing is highly recommended.

**Tenure: We can confirm the property is Freehold.**

**Council Tax Band: We can confirm the Council Tax Band is D payable to Walsall Council.**

**Services Connected: Gas/Electric/Water/Drainage.**

**Viewings: Strictly via appointment through our Streetly Residential Sales Department on 0121 353 6464**

**or via [Streetly@paulcarrestateagents.co.uk](mailto:Streetly@paulcarrestateagents.co.uk)**





## **Accommodation**

### **Entrance Porch**

6' 3" x 9' 0" (1.90m x 2.74m)

### **Lounge**

19' 6" (max) x 18' 4" (max) (5.94m x 5.58m)

### **Dining Room**

14' 3" x 8' 2" (4.34m x 2.49m)

### **Kitchen/Breakfast Room**

26' 3" (max) x 9' 8" (max) (7.99m x 2.94m)

### **Shower Room**

6' 4" x 7' 6" (1.93m x 2.28m)

### **Garden Room/Office**

15' 9" x 7' 11" (4.80m x 2.41m)

### **First Floor Landing**

### **Bedroom One**

11' 1" x 12' 1" (3.38m x 3.68m)

### **Bedroom Two**

11' 1" x 10' 4" (3.38m x 3.15m)

### **Bedroom Three**

7' 6" (max) x 9' 0" (max) (2.28m x 2.74m)

### **Bathroom**

7' 0" x 5' 4" (2.13m x 1.62m)



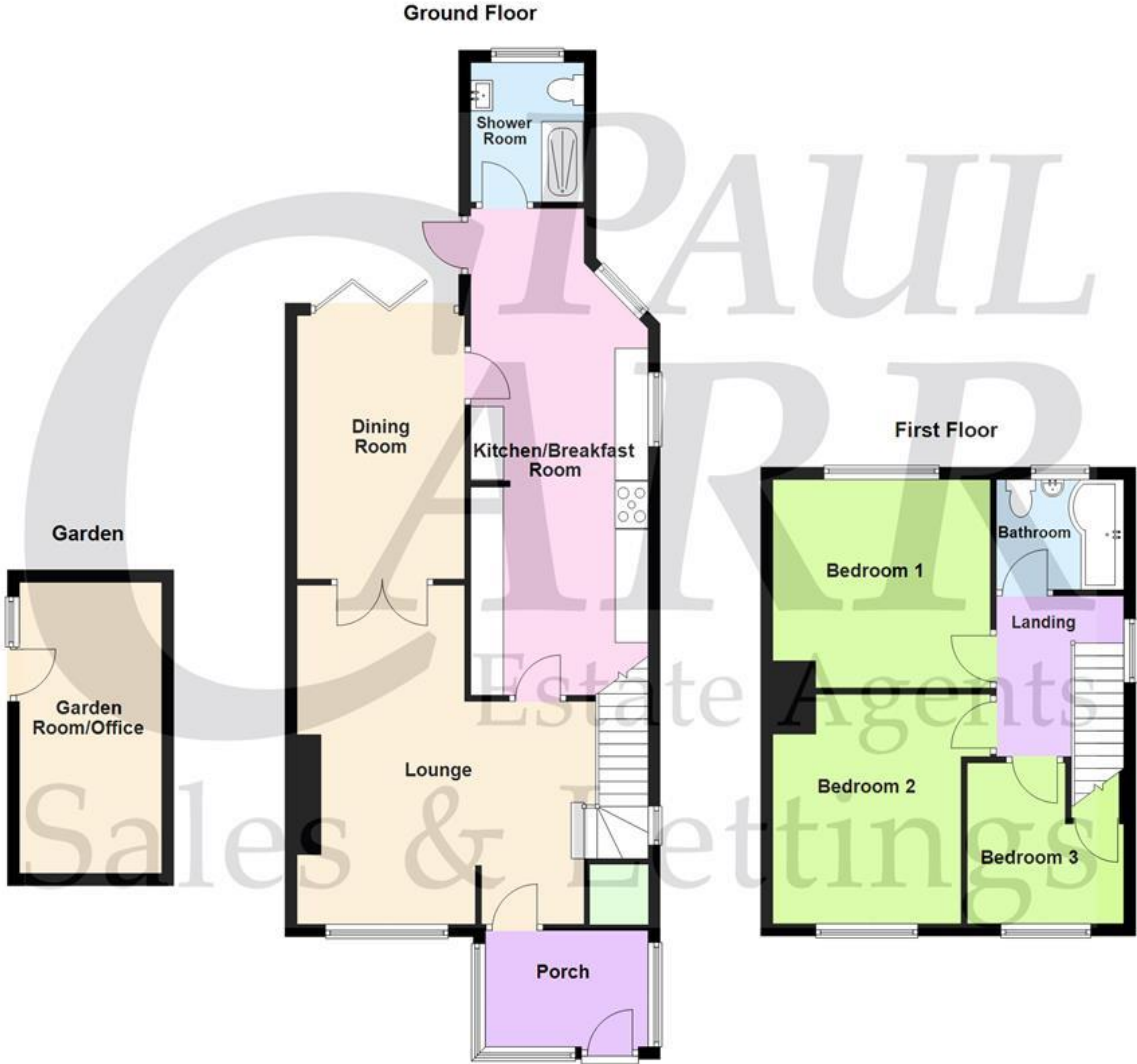




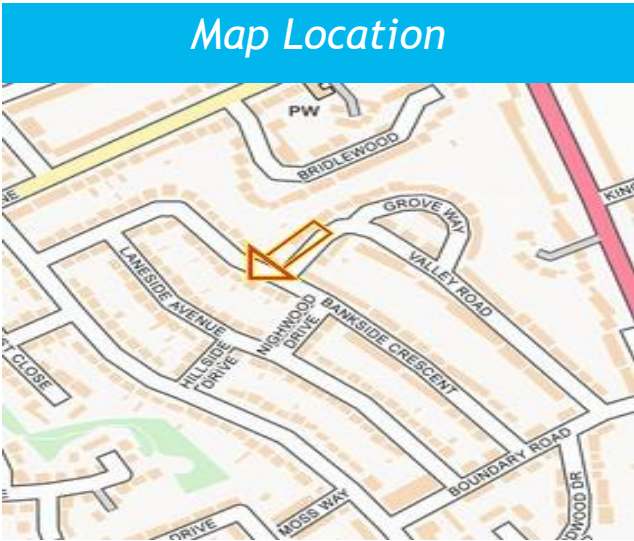


# Floor Plan

*This floor plan is not drawn to scale and is for illustration purposes only*



Energy Performance Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		















### Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.  
Came on the market: 24th April 2025