



Greenway Drive,  
Sutton Coldfield, B73 6SF

**Offers Over £350,000**



**\*\* A SPACIOUS TWO BEDROOM DETACHED BUNGALOW ON THE SOUGHT-AFTER GREENWAY DRIVE WITH  
NO CHAIN, GARAGE, GARDENS AND IN A GREAT LOCATION! \*\***

Situated on the ever-popular Greenway Drive in Sutton Coldfield, this delightful two-bedroom bungalow is offered to the market with no onward chain, making it an ideal purchase for downsizers, investors, or those looking for a peaceful retreat close to amenities. Set back from the road, the property is approached via a tarmac driveway with a well-maintained front lawn, offering both kerb appeal and practical off-road parking.

Internally, the home is beautifully laid out, featuring a bright and spacious entrance hall that sets the tone for the rest of the property. The generous L-shaped lounge/dining room enjoys an abundance of natural light and boasts lovely views over the rear garden, with direct access to the fitted kitchen. There are two well-proportioned double bedrooms, along with a family bathroom complete with separate bath, shower, and wash basin. A separate WC adds further convenience, and a rear porch and utility area complete the internal accommodation.

The rear garden is beautifully kept, offering a tranquil outdoor space with pleasant views, perfect for relaxing or entertaining. Further benefits include a garage, ideal for storage or additional parking. Located just a short distance from local amenities, excellent transport links, and the renowned 2,400-acre Sutton Park National Nature Reserve, this property offers the perfect blend of convenience and lifestyle.

Internal viewing is highly recommended to fully appreciate the space, setting and potential this charming bungalow has to offer.

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

**Council Tax Band: We can confirm the Council Tax Band is D payable to Birmingham City 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 Hall

10' 9" x 8' 7" (3.27m x 2.61m)

### L Shape Lounge/Dining Room

17' 9" (max) x 17' 9" (max) (5.41m x 5.41m)

### Kitchen

9' 10" x 9' 10" (2.99m x 2.99m)

### Bedroom One

14' 3" x 9' 9" (4.34m x 2.97m)

### Bedroom Two

11' 10" x 10' 10" (3.60m x 3.30m)

### Bathroom

9' 10" x 4' 10" (2.99m x 1.47m)

### WC

6' 5" x 2' 11" (1.95m x 0.89m)

### Rear Porch

4' 0" x 3' 8" (1.22m x 1.12m)

### Utility Area

5' 10" x 3' 0" (1.78m x 0.91m)

### Garage

16' 8" x 8' 4" (5.08m x 2.54m)

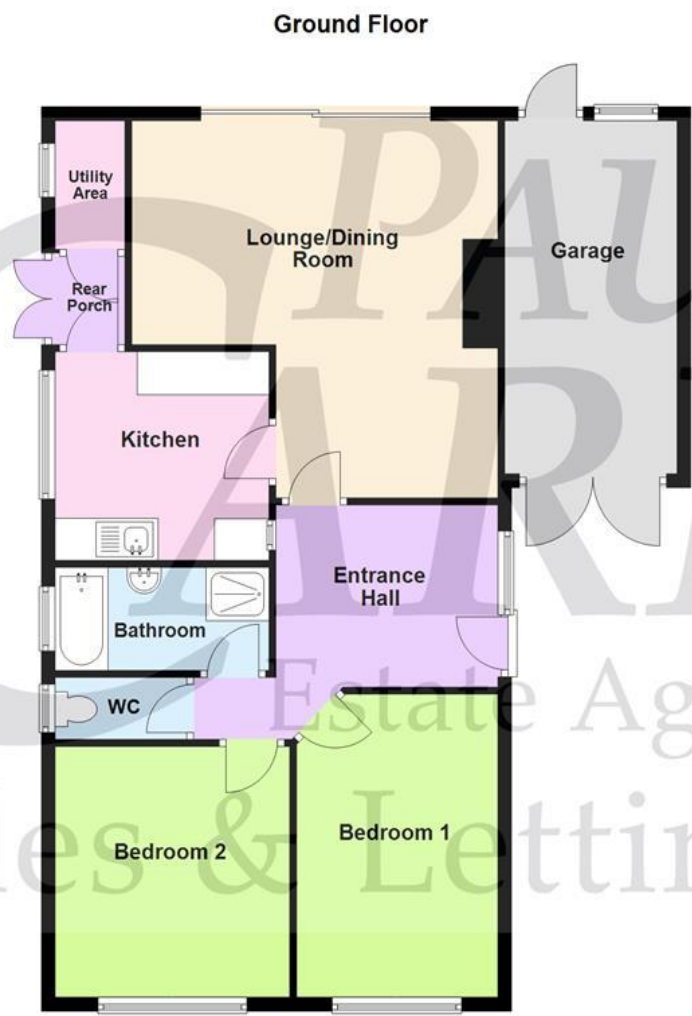






# Floor Plan

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



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Plan produced using PlanUp.

## Energy Performance Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		70 C
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		
39-54	E		
21-38	F		
1-20	G		

## Map Location















### 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: 8th August 2025