



Streater Road, Four Oaks,  
Sutton Coldfield, B75 6RB

**£635,000**

Nestled in a serene setting, this detached family home beckons with an air of warmth and comfort. You will not want to miss out on this unique opportunity. Early viewing is highly recommended to avoid disappointment. CALL TODAY TO BOOK A VISIT.

A spacious living room opens its doors to a sunlit conservatory, setting the stage for moments of shared joy. At the heart of daily life is a welcoming breakfast kitchen, a space that effortlessly transitions into a utility room and a versatile snug, adapting to the evolving needs of your family. There is a utility room and a snug room downstairs that is currently used as a guest bedroom. A wc and a garage completes this level.

As you ascend the stairs, discover a haven of tranquility with five bedrooms. The principal bedroom stands out with its ensuite and dressing area, a private retreat within this inviting residence. This family home is more than a structure; it's a canvas for cherished memories, where practicality meets elegance in perfect harmony.

Streather Close is ideally located for access to highly sought after local schools and it takes just a short walk to gain immediate access to a plenty of amenities within desirable Mere Green. There is a selection of bistro's, café's, restaurants, supermarkets and boutiques along with national chain supermarkets and local train links provide direct routes into Birmingham & Lichfield City Centres, ideal for access to London should it be desired.

#### ADDITIONAL INFORMATION

Tenure: We can confirm the property is Freehold.

Council Tax Band: We can confirm the Council Tax Band is E payable to Birmingham City Council.

Viewings: Strictly via appointment through our Four Oaks Residential Sales Department on 0121 308 3737

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



Hall

Lounge/Dining Room 7.24m (23'9") x 3.28m (10'9")

Conservatory

Kitchen/Breakfast Room 5.97m (19'7") max x 5.54m (18'2")

WC

Utility 3.53m (11'7") x 2.06m (6'9") max

Snug 4.80m (15'9") x 1.96m (6'5")

Garage

Landing

Bedroom One 5.74m (18'10") x 4.26m (14')

Dressing Area

En-suite

Bedroom Two 3.96m (13') x 3.66m (12')

Bedroom Three 3.66m (12') x 3.23m (10'7")

Bedroom Four 3.51m (11'6") x 2.92m (9'7")

Bedroom Five 3.96m (13') x 1.96m (6'5")

Bathroom





# Floor Plan

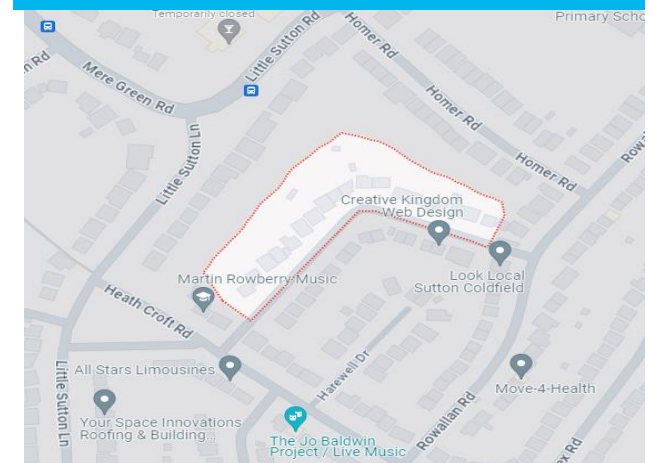
This floor plan is not drawn to scale and is for illustration purposes only



## Energy Performance Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	80 C
55-68	D		
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: