



Homestead Drive,
Sutton Coldfield, B75 5LN

Auction Guide Price £250,000

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Nestled on Homestead Drive, this 3-bedroom semi offers an enticing fixer-upper prospect.

The front living room provides a welcoming atmosphere, while the rear hosts a kitchen and bathroom. A ground-floor bedroom and two on the first floor, accompanied by a convenient WC, offer versatile living spaces. The beautiful landing, illuminated by a generous window, allows in a wealth of natural light.

Though in need of renovations, the property's prime location close to the countryside enhances its potential.

Homestead Drive is a fantastic location with open countryside on your doorstep and highly regarded Little Sutton and Mere Green Primary schools both accessible within a short walk. The shops, bars and boutiques of the newly developed Mulberry Walk development are also accessible on foot and nearby train links offer direct routes into Birmingham and Lichfield City Centres.





Property Specification

Porch

Hall

Living Room
3.96m (13') x 3.28m (10'9")

Kitchen
3.98m (13'1") x 2.87m (9'5")

Bathroom

Bedroom 1
3.45m (11'4") x 3.28m (10'9")

Landing

WC

Bedroom 2
3.58m (11'9") x 2.46m (8'1")

Bedroom 3
3.28m (10'9") x 2.67m (8'9")

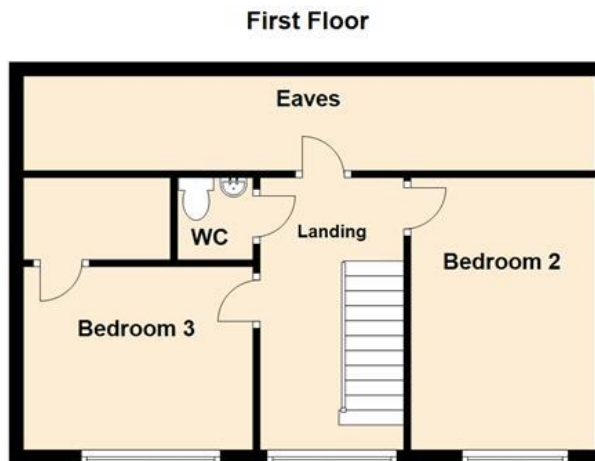
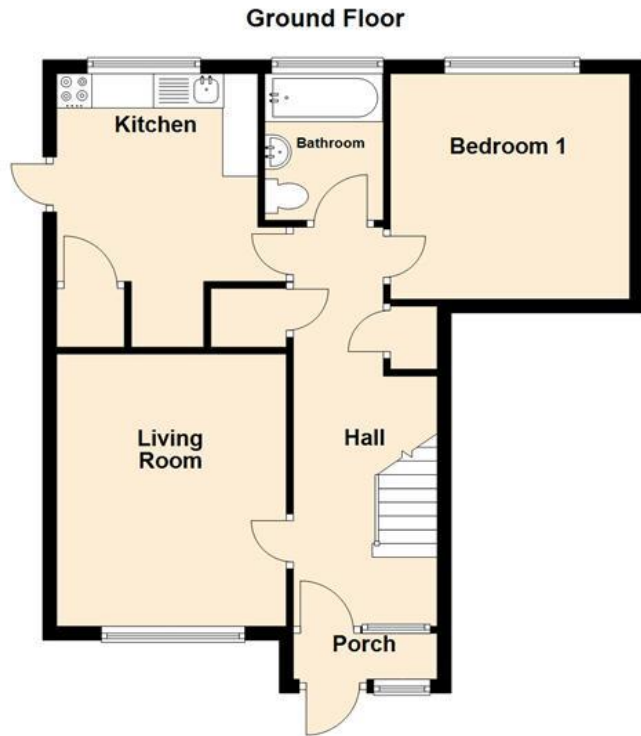
Eaves

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:

Floor Plan

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



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

Map Location

