



Eachelhurst Road,
Sutton Coldfield, B76 1EL

Offers in Excess of £400,000

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For sale is this charming detached house on the ever popular Eachelhurst Road. This wonderful property boasts a selection of spacious rooms including two reception rooms, three double bedrooms, and a well-equipped kitchen. The reception rooms are a standout feature of the home. The first reception inherits generous dimensions and is flooded with natural light, thanks to the inclusion of a large windows to the front of the property. The Dining Room caters to those who enjoy indoor-outdoor living, as it provides direct access to the private garden ideal to partake in summer barbecues with family and friends. The Kitchen offers plenty of storage with integrated appliances and a breakfast bar. To the first floor are three excellent bedrooms and shower room. On the first floor you will find 3 double bedrooms all with build in wardrobes and large windows as well as a family shower room. The single garage adds that all-important off-street parking along with the driveway and additional storage space, ranking highly among many potential homeowners, whilst the private garden provides the perfect setting to relax and unwind. You will also find an outdoor WC and utility. Located close to public transport links and nearby parks, the home will serve admirably for first-time buyers, investors and families alike. Regardless of where your daily commitments take you, the convenience of location will always be at hand. A home of this class presents a lifestyle that many would envy, and a golden opportunity that one should not simply pass by. Please feel free to contact us for more details or to arrange a viewing.





Property Specification

SITUATED ON A SLIP ROAD
CHAIN FREE
IDEALLY LOCATED WITH MANY LOCAL AMENITIES
FAMILY LOUNGE
DINING ROOM

Hallway

Lounge 11' 3" x 10' 11" (3.43m x 3.32m)

Dining Room 12' 6" x 8' 11" (3.81m x 2.72m)

Kitchen 12' 7" x 11' 6" (3.83m x 3.50m)

Outside WC

Outside Utility

Landing 0' 0" x 0' 0" (0.00m x 0.00m)

Bedroom 1 13' 8" x 10' 8" (4.16m x 3.25m)

Bedroom 2 11' 5" x 9' 11" (3.48m x 3.02m)

Shower Room 7' 11" x 5' 5" (2.41m x 1.65m)

Bedroom 3 11' 5" x 7' 9" (3.48m x 2.36m)

Garage

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: 18th July 2025

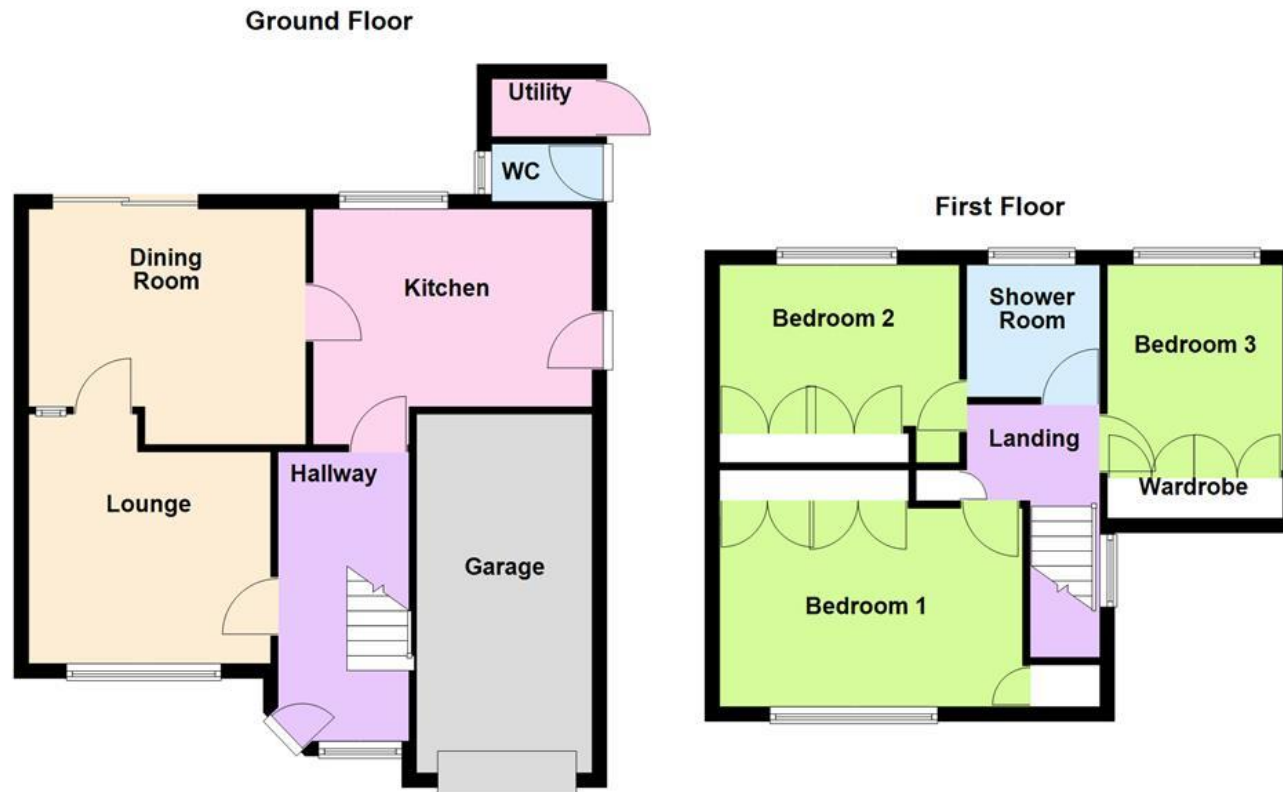
Viewer's Note:

Services connected: Gas, Electric, Water, Drainage
Council tax band:
Tenure: years remaining, lease from
Ground Rent: £0
Service Charge: £0

Floor Plan

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

Energy Efficiency Rating



Map Location

