

HUNTERS®

HERE TO GET *you* THERE

8 Beoley Close, Sutton Coldfield, B72 1EU
£519,950

Property Images



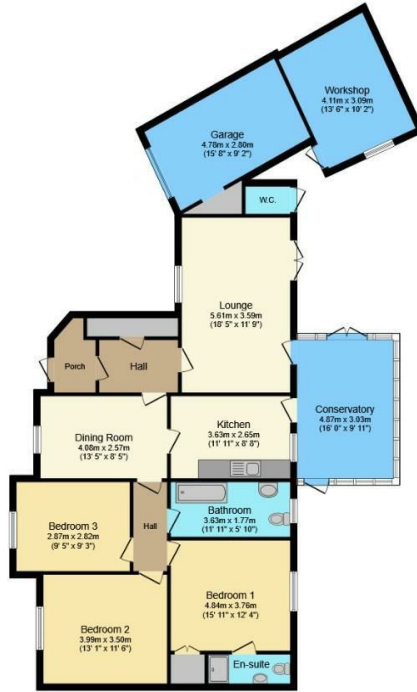
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Floorplan



Total floor area 149.6 m² (1,610 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).
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EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D		68	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Map



Summary

Beautifully located in a fabulous quiet cul de sac just off Hawthorn Road via Kempson Avenue, this outstanding freehold detached bungalow is ideally placed for public transport facilities with Wylde Green railway station, Sutton park, Boldmere and Sutton shops all local.

Offered with no upward chain, the gas centrally heated and double glazed bungalow, which simply must be seen, briefly comprises;

Enclosed porch, reception hall with large cloaks cupboard, lounge with feature fireplace and door to conservatory, separate dining room, fitted kitchen with oven and hob and opening to conservatory, inner hall (with hatch and ladder to part boarded loft) leads to 3 bedrooms, bedroom 1 with wardrobes and shower room ensuite with white suite and family shower room also with white suite and Glow-worm combi boiler.

Outside, front garden with lawn and block paved drive. Large tandem garage with 2 side access doors and hose tap. Beautiful rear garden, walled and fenced with twin patios, lawn, trades entrance and outside toilet.

Features

- Superb detached bungalow • Beautiful cul de sac location • Three bedrooms • Kitchen with oven and hob • Conservatory • Two shower rooms • Two reception rooms • Large two car garage • No chain • Council Tax Band F