

Sheffield Road, , Sutton Coldfield, B73 5HD

- Quite unique semi detached bungalow
- No upward chain
- Fitted kitchen, separate utility
- Conservatory/breakfast room
- No vehicle access
- Good sized garden
- Sought after location
- Council Tax Band B

£229,950

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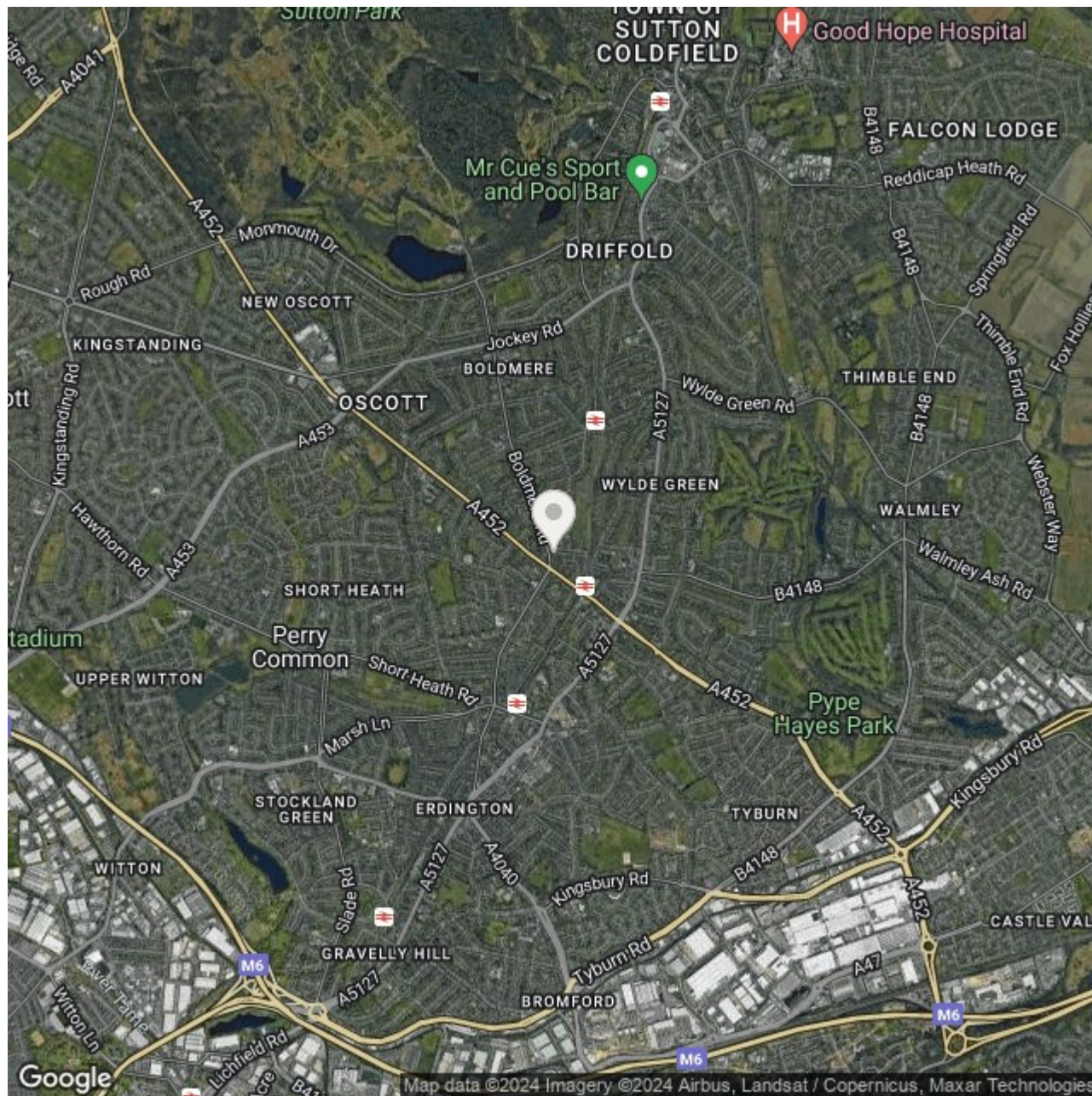
Superbly located and approached via a pathway from Sheffield Road, beautifully tucked away 'off the beaten track', this lovely traditional semi detached bungalow, built in 1920 is in a fantastic position for Boldmere village, Chester Road railway station, Sutton Park and bus routes.

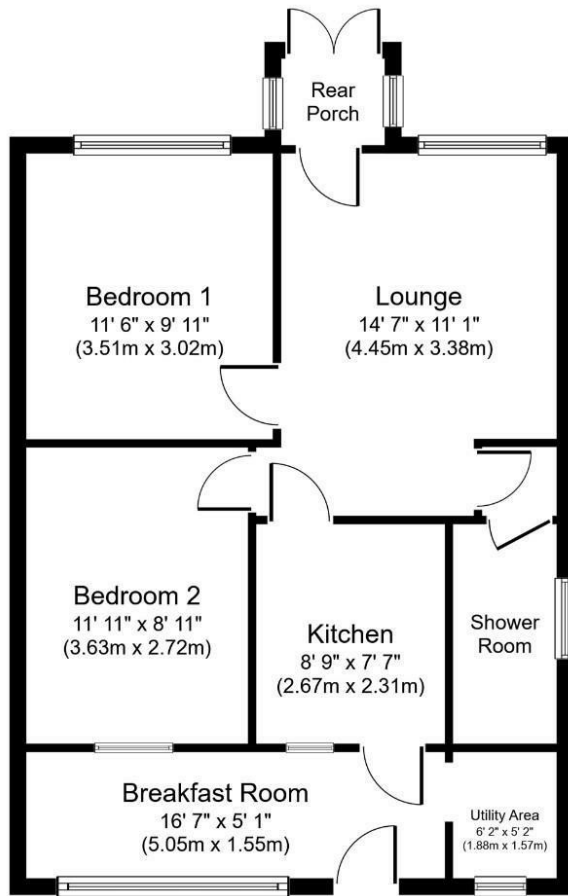


There is no dedicated parking to the property and viewers should park on Sheffield Road, using the pedestrian walkway to the rear of Yew Tree Bungalows. The gas centrally heated and double glazed accommodation which really must be seen, comprises;

Conservatory/breakfast room, utility, kitchen with oven and hob, living room with feature fireplace, 2 double bedrooms, refitted shower room with white suite. Outside, front garden with lawn and pathway, good sized rear garden with patio lawn and fenced surround.







Ground Floor
Approximate Floor Area
638 sq. ft.
(59.3 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Viewings

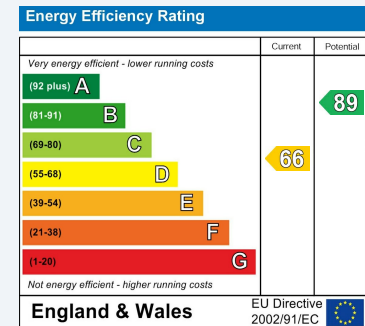
Please contact sutton@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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