



127 Birmingham Road, Sutton Coldfield, West Midlands, B72
1LX, £775,000



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Built in 1924, this very impressive, imposing traditional family detached home occupies an enviable position, close to Monkseaton Road - very accessible for Sutton Coldfield's amenities, Boldmere village, Wylde Green railway station, buses and great local schools.

Considerably improved and deceptively spacious, the gas centrally heated property had a kitchen extension in 2008, loft conversion in 2006 and offers immense potential for further extension (subject to planning) - situated behind a deep, mature front garden with central driveway, providing ample off road parking.

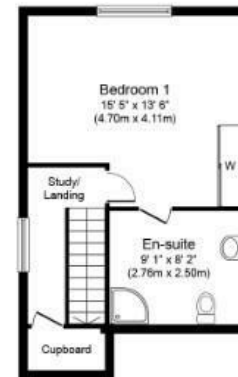
In brief, the accommodation which retains much character and charm with many original features, has covered porch, magnificent dining hall with cloaks cupboard, oak floor, feature original brick corner fireplace with wood burner and lovely oak staircase rising to first floor. Guests cloaks having white suite, dining room having original oak and marble fireplace. Lounge having marble fireplace, fitted kitchen with vaulted ceiling and a range of units, incorporating double range cooker, washing machine, dishwasher, microwave and breakfast room having twin pantry stores.

First floor, stunning gallery landing (with store cupboard) leading to 4 bedrooms, bedroom 2 with fitted wardrobes and ensuite shower room with white suite. Bedroom 3 and 4 with fitted wardrobes, and bedroom 5 a single bedroom or study that offers potential to access an extension over the garage (subject to planning), family bathroom having a white suite. Second floor, study landing with storage cupboard, bedroom 1 with fitted wardrobes and ensuite shower room with white suite.

Outside, large garage housing Worcester Bosch gas combi boiler, fitted in 2015 and serviced annually. Beautiful rear garden enjoying an easterly aspect and superb privacy with wide patio, lawn, fenced and shrub border, greenhouse and shed. Trades entrance and large side space also offering potential to extend (subject to planning).

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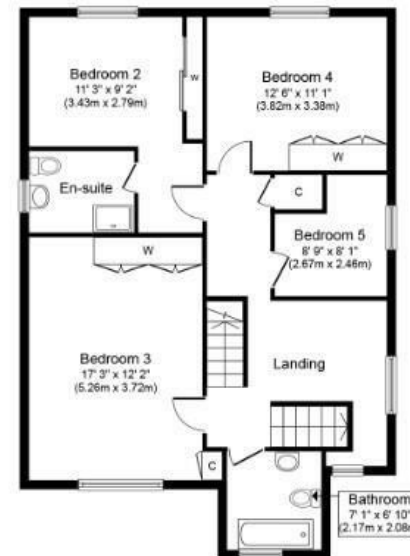
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Second Floor
Approximate Floor Area
326 sq. ft.
(30.3 sq. m.)



Ground Floor
Approximate Floor Area
1,196 sq. ft.
(111.1 sq. m.)



First Floor
Approximate Floor Area
895 sq. ft.
(83.2 sq. m.)

