

HUNTERS®

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26 Dunchurch Crescent, Sutton Coldfield, B73 6QN

£565,000

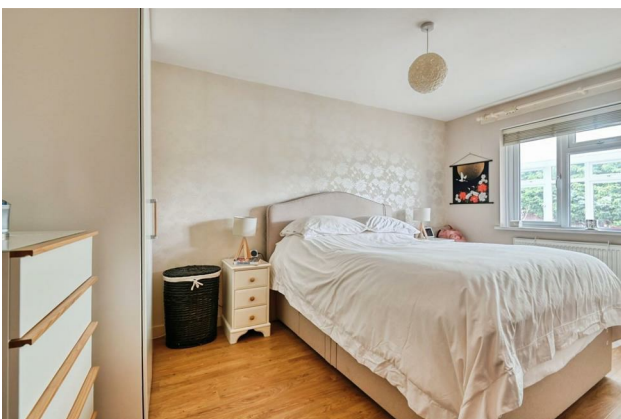
Property Images



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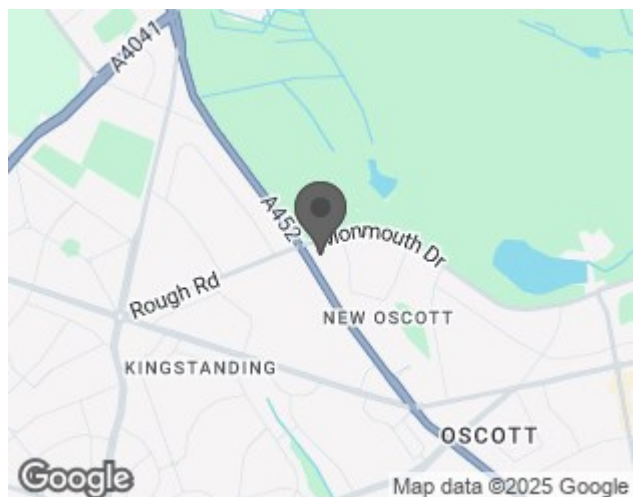
Total floor area 175.9 sq.m. (1,894 sq.ft.) approx

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
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	71	81
England & Wales	EU Directive 2002/91/EC 	

Map



Summary

Superbly located on an impressive corner plot, approached from Jevons Road via Monmouth Drive, this deceptively spacious, freehold detached family bungalow is conveniently positioned for great local schools, Princess Alice retail park, bus services and Sutton Park. The gas centrally heated and double glazed accommodation, with laminate flooring and oak internal doors throughout, is ideal for family, disabled living or retirees and briefly comprises;

Spacious hall with hatch and ladder to boarded loft (having refitted gas combi boiler) and storage cupboard, guests cloakroom having a refitted white suite. Kitchen/breakfast room having a range of units, granite work tops, central island breakfast bar, Bosch double oven, microwave, 5-ring hob and extractor, dishwasher and washing machine. Living room with feature fireplace and gas/log fire opening to conservatory with underfloor heating and bedroom 4 off, 3 further bedrooms (2 with fitted wardrobes), wet room with white suite and underfloor heating.

Outside, detached double garage with rear workshop, corner gardens having lawn with hedge and path approach, walled/gated block paved driveway providing ample off road parking for several cars. Secluded rear garden with raised decking, lawn, twin gated side access, fenced surround, block paved sun patio and sun room ideal for hot tub.

Features

• Fabulous detached family bungalow • Immaculate throughout • 4 excellent bedrooms • Marvellous secluded corner position • Living room and conservatory • Refitted kitchen/breakfast room • Wet room • Council Tax Band E