

HUNTERS®

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37 Whitehouse Common Road, Sutton Coldfield, B75 6HA

Offers Over £290,000

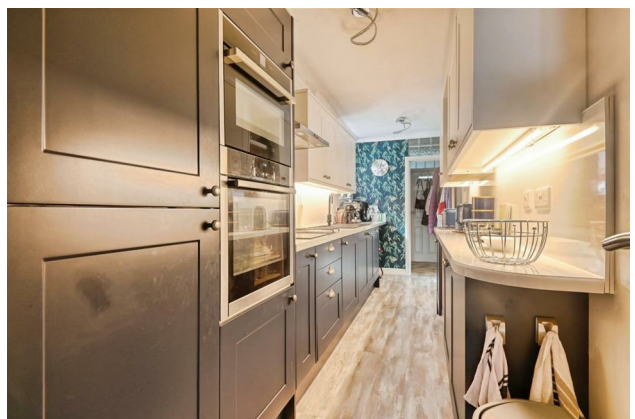
Property Images



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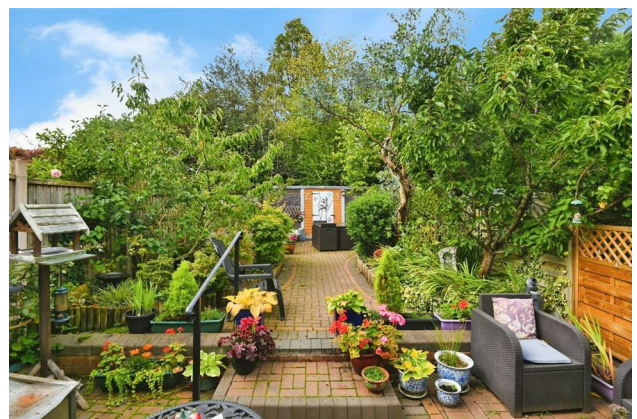
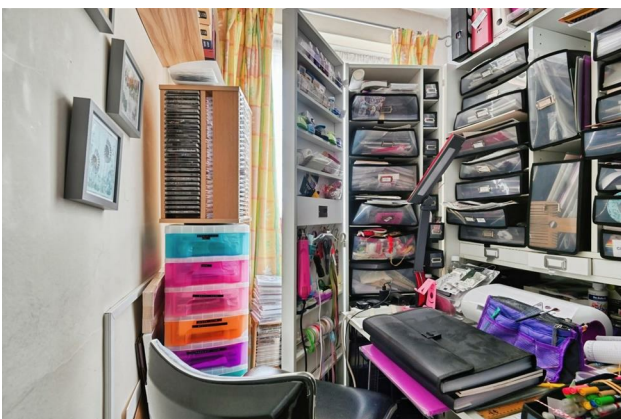
Property Images



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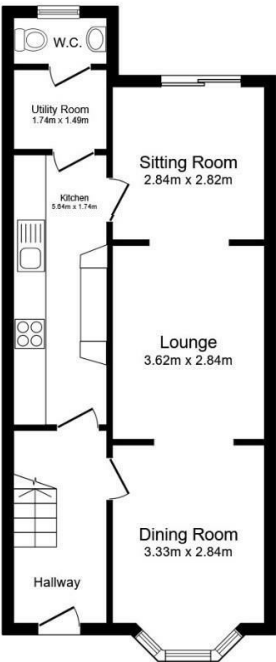


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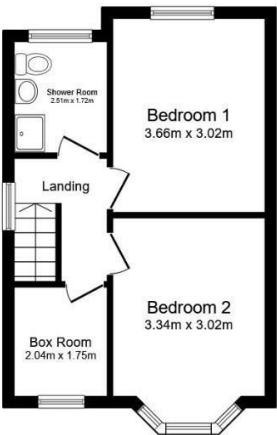
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Property Images





Ground Floor
Floor area 49.6 sq.m.



First Floor
Floor area 32.9 sq.m.

Total floor area: 82.6 sq.m.

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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		
England & Wales		EU Directive 2002/91/EC 

Map



Summary

Offered with no upward chain, a replacement roof and central heating boiler, this outstanding and well-maintained freehold semi-detached family home occupies an excellent residential location and must be viewed to be fully appreciated. The gas centrally heated and double glazed property is accessible for great local schools, shops, public transport and Sutton park, briefly comprising;

Reception hall, extended through lounge/dining/sitting room with feature fireplace, arch to lounge with further fireplace and arch to sitting area with patio doors to garden, refitted kitchen having a comprehensive range of units incorporating double oven, hob, extractor and dishwasher, utility and guests cloaks having white suite. First floor, 3 bedrooms and a shower room with double cubicle and white suite.

Outside, beautiful landscaped secluded rear garden with numerous shrubs and screening plants, large shed, deep front driveway providing off-road parking.

Features

- Traditional semi-detached
- Very well appointed and extended
- 3 bedrooms
- Refitted kitchen
- Utility and guests cloaks
- Refitted shower room
- Through lounge/dining/sitting room
- Beautiful private landscaped garden
- Council Tax Band C