PAUL CARR Estate Agents Sales & Lettings

Streetly | 0121 353 6464 | Streetly@paulcarrestateagents.co.uk



Chester Road, Streetly,
Sutton Coldfield, B74 3NE

£425,000

Extended three-bedroom family home in a desirable Streetly location Paul Carr Estate Agents are delighted to present this spacious and thoughtfully extended three-bedroom family home, ideally situated in a highly desirable location within Streetly.
Set back from the road along a service road, the property enjoys a pleasant position with convenient access to a range of local amenities, transport links and popular nearby schools. Prospective purchasers are advised to make their own enquiries regarding school catchment areas.
The property is approached via a generous multi-vehicle driveway, providing ample off-road parking and access to the integral garage.
A front door opens into a welcoming entrance hallway, immediately giving a sense of the space and versatility this family home has to offer.

To the front of the property is a spacious reception room, featuring an attractive walk-in bay window which provides plenty of natural light.
Folding doors open through to a second rear reception room, creating an impressive open-plan living space and offering delightful views over the rear garden. The rear reception room flows naturally into the dining area, making this an ideal space for both everyday family life and entertaining.
Off the dining area is a useful and versatile conservatory, along with access to the extended kitchen. The kitchen is fitted with a range of wall, drawer and base-level units, together with an integrated oven, hob and extractor fan. There is also space and plumbing for an automatic washing machine.
Access is provided to the integral garage, along with a further door leading to the side of the property.

To the first floor are three well-proportioned double bedrooms. The third bedroom benefits from a useful built-in storage cupboard. Completing the accommodation is the family bathroom, fitted with a pedestal wash hand basin, low-level flush WC, bath and separate shower cubicle with shower over.

Outside, the rear garden provides a pleasant private setting, featuring a paved patio area leading onto a lawn, with mature plants and shrubs creating attractive borders. The garden is enclosed by established boundaries and benefits from gated side access. The integral garage is accessed via an up-and-over door to the front, complementing the extensive off-road parking available on the driveway.

A spacious and versatile family home offering excellent living accommodation, generous parking and a desirable Streetly location.

Tenure: We can confirm the property is Freehold.

Council Tax Band: We can confirm the Council Tax Band is D payable to Walsall Council.

Services Connected: Mains electric, gas, water and drainage.

Viewings: Strictly via appointment through our Streetly Residential Sales Department on 0121 353 6464
or via Streetly@paulcarrestateagents.co.uk


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Hallway

Ground Floor Shower Room 9' 4" x 2' 9" (2.84m x 0.84m)

Reception Room 1 16' 5" into bay x 11' 0" max (5.00m x 3.35m)

Reception Room 2 17' 2" max x 10' 5" max (5.23m x 3.17m)

Dining Area 16' 6" max x 9' 7" max (5.03m x 2.92m)

Kitchen 13' 5" x 8' 7" (4.09m x 2.61m)

Conservatory 10' 2" x 9' 7" (3.10m x 2.92m)

First Floor Accommodation

Bedroom 1 17' 7" max x 10' 9" max (5.36m x 3.27m)

Bedroom 2 14' 0" max x 11' 0" max (4.26m x 3.35m)

Bedroom 3 9' 7" x 9' 1" (2.92m x 2.77m)

Outside

Garage 15' 4" max x 8' 1" max (4.67m x 2.46m)







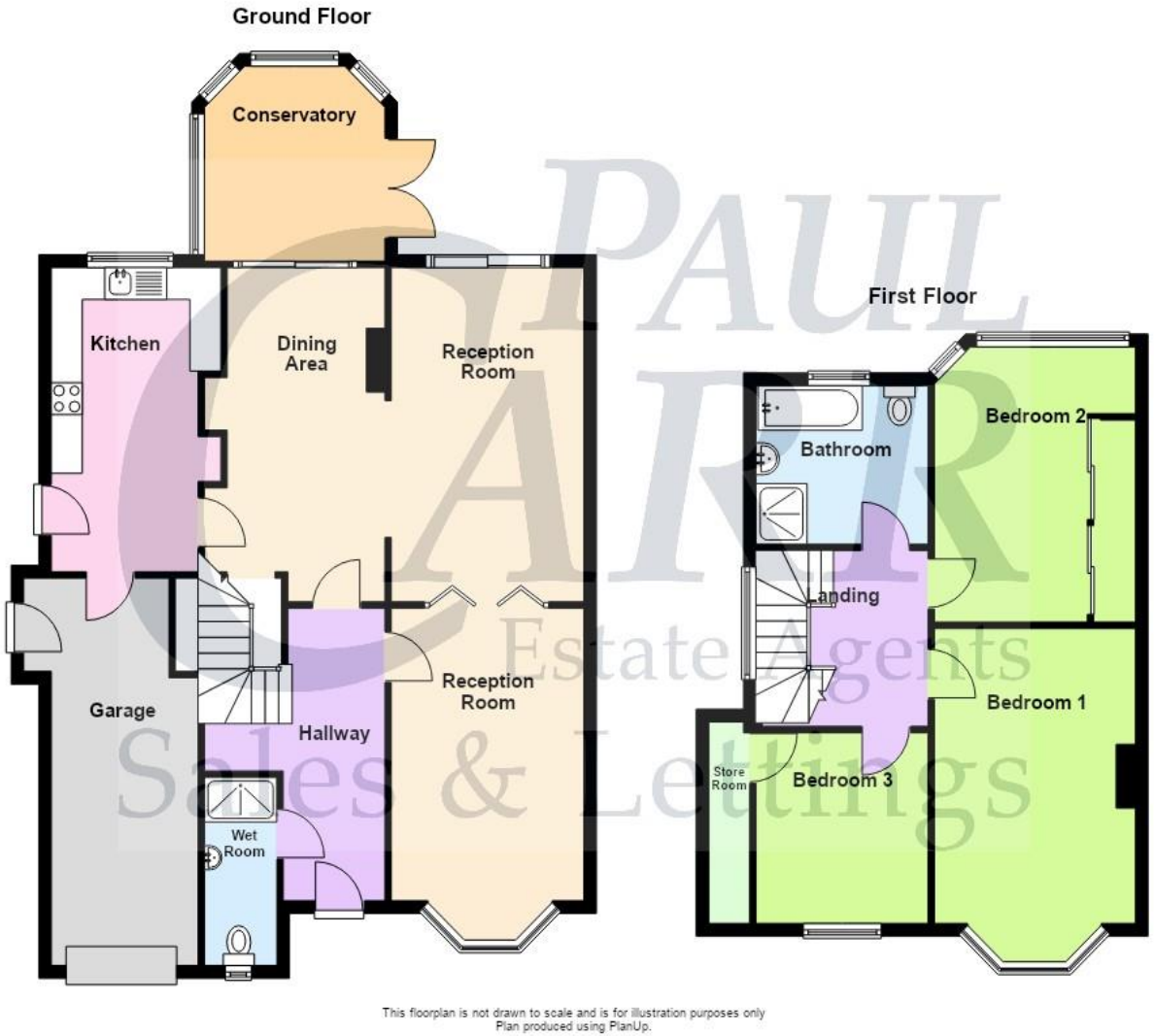




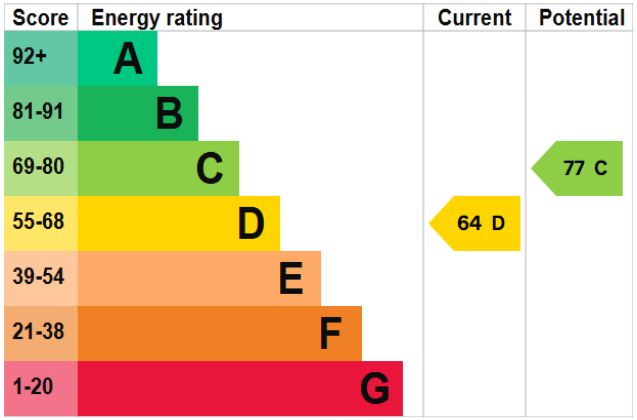


Floor Plan

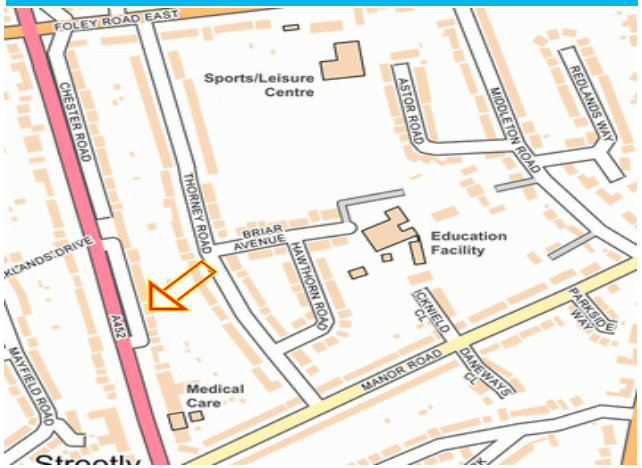
This floor plan is not drawn to scale and is for illustration purposes only



Energy Performance Rating



Map Location













Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract. Came on the market: 10th September 2026

Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. The initial checks are carried out on our behalf by Lifetime Legal . A non-refundable administration fee of £40 + VAT (£48 including VAT) applies which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.