





Coles Lane, Sutton Coldfield, B72 1NL

£250,000

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Welcome to 139 Coles Lane a Victorian terrace with character, history, and heart.

Owned and loved by the same person for over 35 years, this isn't just a house that's stood the test of time it's a home that's been cared for, cherished, and appreciated for all the right reasons.

Step inside and you'll instantly feel the warmth of a classic home with soul. Two inviting reception rooms flow through to a well-proportioned kitchen and ground-floor bathroom a layout that feels familiar, comfortable, and practical.

Upstairs are two double bedrooms, each filled with natural light and the calm that comes from solid walls and good proportions.

Outside, the garden offers a tranquil space to relax or entertain. While it backs onto Sutton Coldfield FC, the position is tucked enough to enjoy the peace and the occasional hum of matchday atmosphere if you're the nostalgic type.

The location, though, might just be the real star here. You're within walking distance of Sutton Coldfield town centre, Boldmere, and Wylde Green, giving you cafés, restaurants, and independent shops all on your doorstep. For families, both Bishop Walsh and Plantsbrook two Outstanding secondary schools are just a short stroll away, along with excellent nurseries and primaries.

Sutton Park and Newhall Valley Country Park are nearby too ideal for morning walks, weekend adventures, or a quiet escape in nature. Everyday essentials are easy too, with Good Hope Hospital and several doctor's surgeries all within walking distance.

So whether you're a first-time buyer, a young family, or simply someone looking for a home with authenticity, 139 Coles Lane offers that rare mix of location, character, and opportunity.

It's a home that's stood the test of time ready for its next story to begin.





- Loved and owned by the same person for over 35 years.
- Two reception rooms offering versatile living and dining space.
- Peaceful garden backing towards Sutton Coldfield FC.
- Close to Outstanding schools Bishop Walsh and Plantsbrook
- Excellent local amenities including Good Hope Hospital and multiple GP surgeries.
- Victorian terrace full of original character and charm.
- Two double bedrooms with great proportions and natural light.
- Walking distance to Sutton Coldfield town centre, Boldmere, and Wylde Green.
- Near Sutton Park and Newhall Nature Reserve for outdoor walks.
- No Onward Chain

