



Connells

Lunt Grove
Quinton Birmingham



Property Description

Situated in a quiet residential location, this well-presented detached three-bedroom family home offers modern, well-balanced accommodation ideal for a range of buyers. The property is maintained in good condition throughout and provides a practical layout designed for contemporary living.

The ground floor comprises an entrance porch leading into a welcoming hallway, with access to a separate living room positioned to the front of the property, offering a comfortable and private space to relax. To the rear is a spacious open-plan kitchen/dining room, creating a sociable hub of the home and providing ample space for both everyday family life and entertaining. A convenient ground floor W.C. and useful storage further enhance the functionality of the layout.

Upstairs, the first floor hosts three bedrooms, including two well-proportioned doubles and a third bedroom suitable for a child's room or home office, all served by a family bathroom. Externally, the property benefits from a separate garage, offering secure parking or additional storage. This detached home represents an excellent opportunity for families or buyers seeking a modern property in a residential setting, and viewing is highly recommended.

Approach

Set behind a private driveway

Entrance Hallway

Ceiling light point, panelled radiator, doors off.

Lounge

Ceiling light point, panelled radiator, feature fireplace, tv point, window to front, laminated flooring.

Kitchen/Diner

Matching wall and base units, sink with drainer and mixer tap, ceiling spotlights, window to rear, integrated oven and hob, space for dining table, french door out to garden.

Ground Floor W.C.

Ceiling light point, heated towel rail, low flush w.c, vanity hand wash basin.

Bedroom One

window to rear, radiator, ceiling light point

Bedroom Two

window to front, radiator, ceiling light point

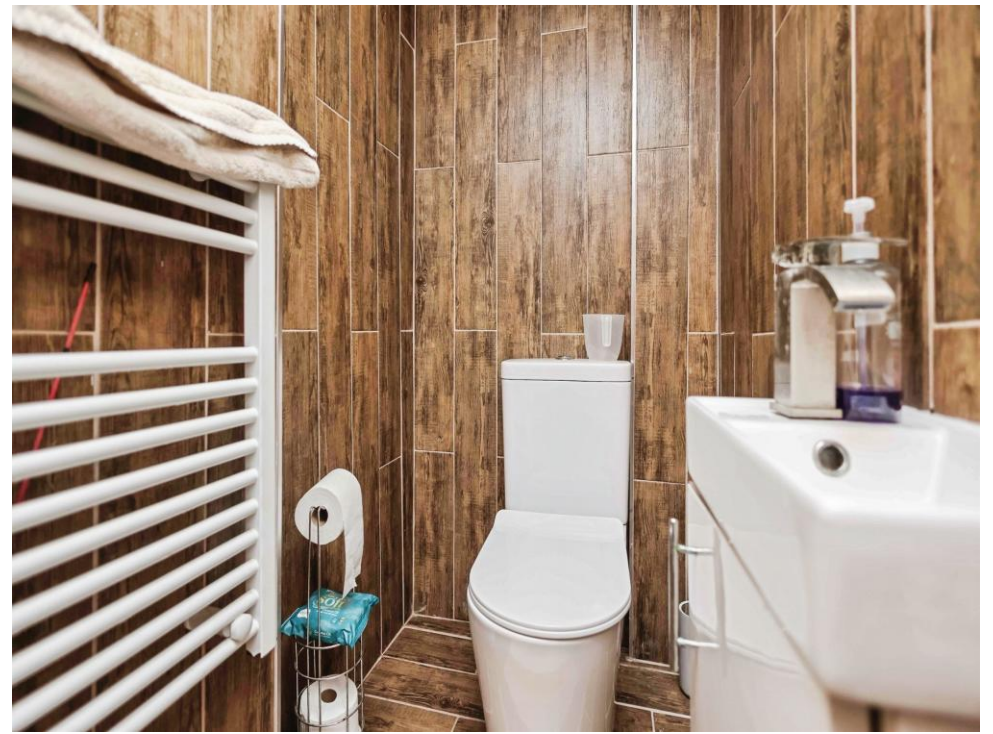
Bedroom Three

window to front, radiator, ceiling light point

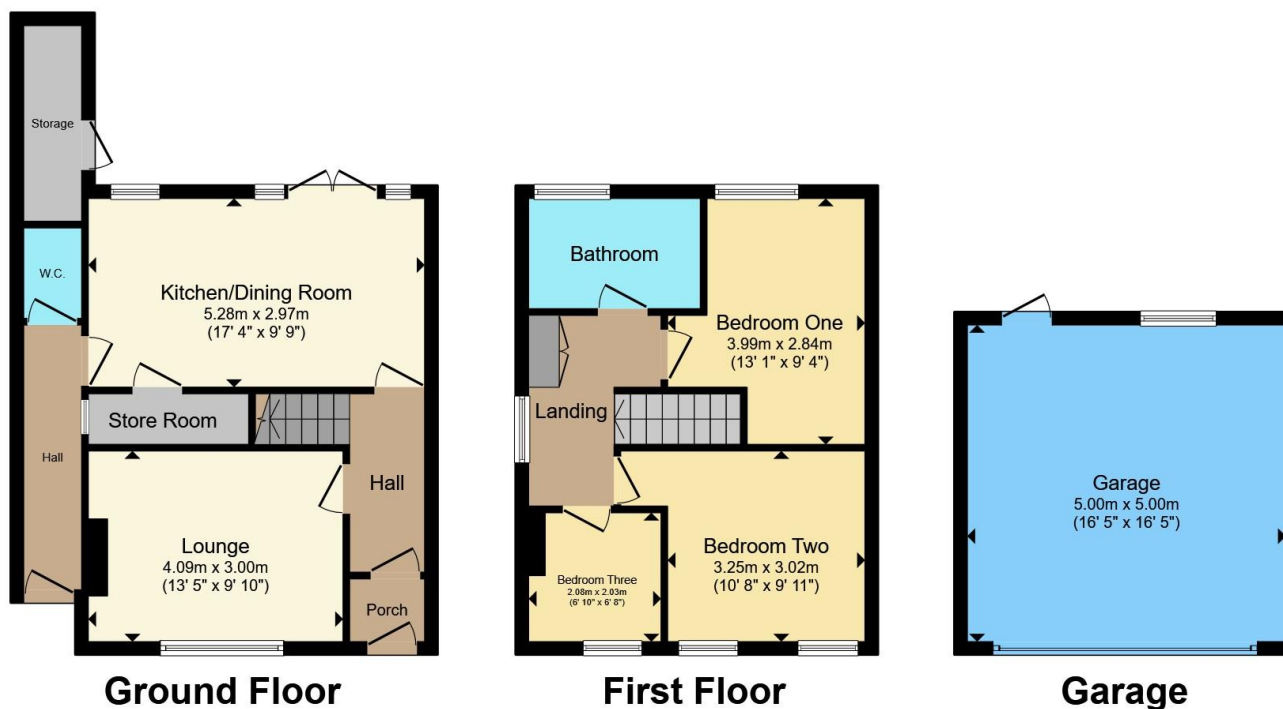
Bathroom

full size bathtub and shower, low flush wc,
hand wash basin, window to rear









Total floor area 107.2 m² (1,154 sq.ft.) approx

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To view this property please contact Connells on

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EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

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