Paul Carr Estate Agents
Sales & Lettings

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Glebe Fields, Curdworth
Sutton Coldfield, B76 9ES

Offers in the Region Of £475,000

Occupying a commanding corner plot within the sought-after rural village of Curdworth, this individually designed and custom-built three-bedroom detached bungalow offers a rare combination of generous single-storey accommodation, distinctive character and beautifully established wraparound gardens. Offered for sale with no onward chain, the property presents an exciting opportunity for buyers seeking space, privacy and a truly individual home.

A substantial block-paved driveway provides ample off-road parking and leads to the integral garage, while the bungalow's broad frontage and surrounding lawns immediately demonstrate the scale of its exceptional plot.

Inside, a spacious central reception hallway creates a welcoming first impression and provides access throughout the accommodation. Double doors open into the generous dual-aspect living room, an inviting space filled with natural light from its extensive windows and centred around an impressive stone-built fireplace with a substantial timber mantel.

The fitted kitchen offers an extensive arrangement of storage cabinets and work surfaces, together with space for a range of appliances and direct access to the garden. There are three well-proportioned bedrooms, including a particularly impressive principal bedroom featuring a dramatic vaulted ceiling, exposed timber beams, a skylight and fitted storage. The remaining bedrooms provide excellent flexibility for family living, visiting guests or use as a home office.

Completing the internal accommodation is a spacious wet room, thoughtfully arranged for ease of access, together with a separate WC.

The bungalow is surrounded by generous wraparound gardens, creating attractive outlooks from several rooms and a wonderful sense of openness. Predominantly laid to lawn, the grounds incorporate established trees and planting, shaped borders, paved seating areas and pathways extending around the property. The substantial corner position provides an excellent balance of frontage, outdoor space and privacy, while the adjoining driveway and garage offer highly practical parking and storage.

Set within the charming village surroundings of Curdworth, this unique detached bungalow must be viewed to fully appreciate its individual design, generous proportions and remarkable plot. With no onward chain, it represents a rare opportunity to secure an established home in a beautiful setting.

Room Measurements

Living Room 18' 7" x 12' 9" (5.66m x 3.88m)

Kitchen 13' 5" x 12' 5" (4.09m x 3.78m)

Bedroom One 14' 5" x 13' 10" (4.39m x 4.21m)

Bedroom Two 14' 4" x 9' 5" (4.37m x 2.87m)

Bedroom Three 13' 5" x 8' 11" (4.09m x 2.72m)

Bathroom 10' 3" x 5' 4" (3.12m x 1.62m)

Toilet 4' 10" x 2' 8" (1.47m x 0.81m)

Garage 16' 10" x 9' 9" (5.13m x 2.97m)

Tenure: We can confirm the property is Freehold.

Council Tax Band: We can confirm the Council Tax Band is F.

Services Connected: Electric, gas, water & drainage.

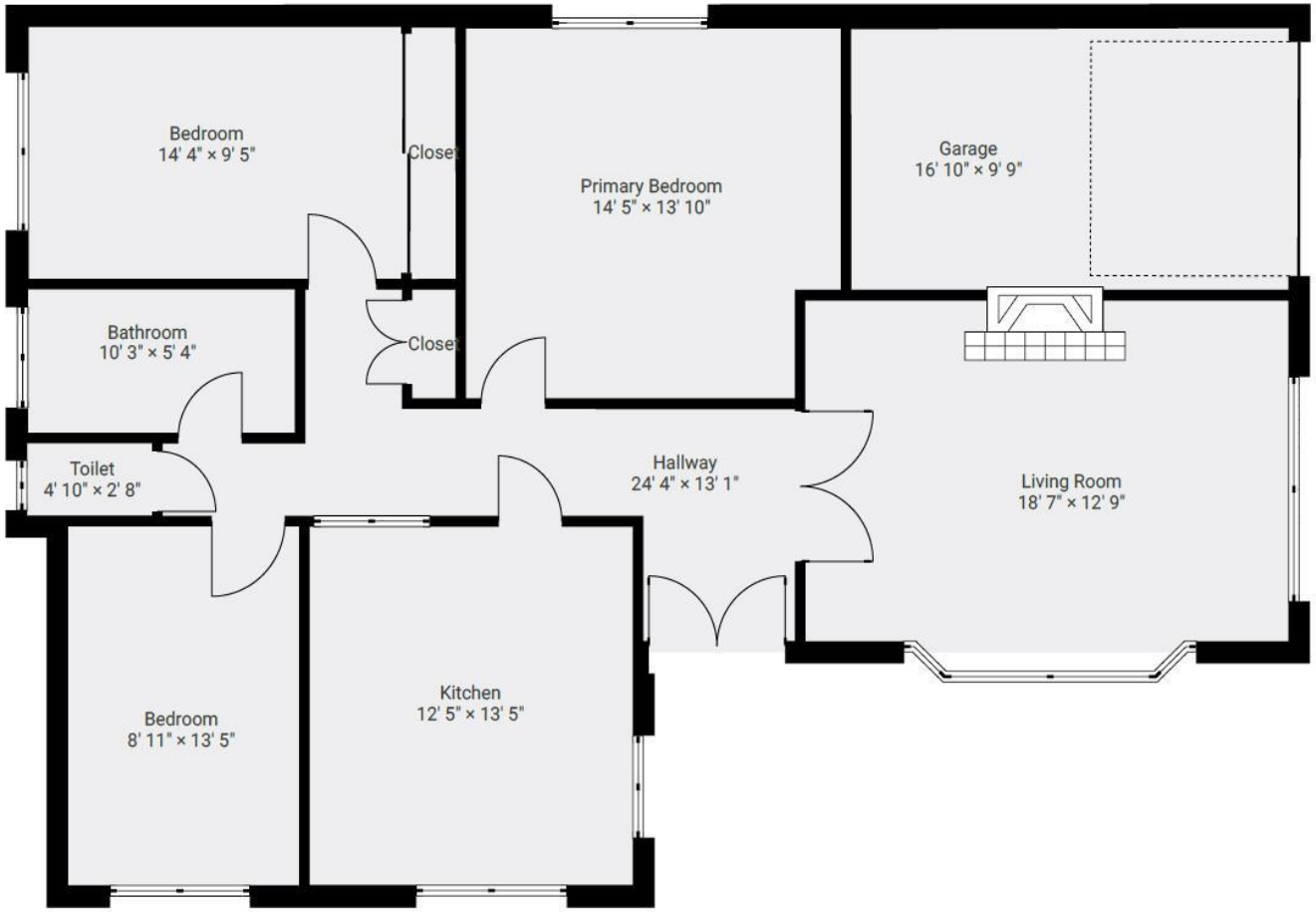
Viewings: Strictly via appointment through our Walmley Residential Sales Department on 0121 351 4000

or via Walmley@paulcarrestateagents.co.uk

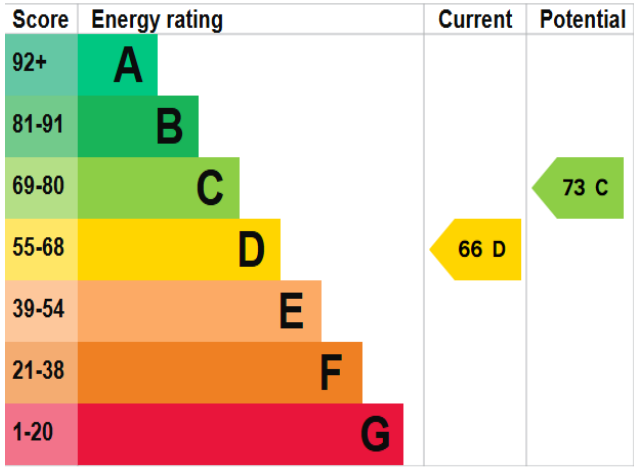
Floor Plan

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

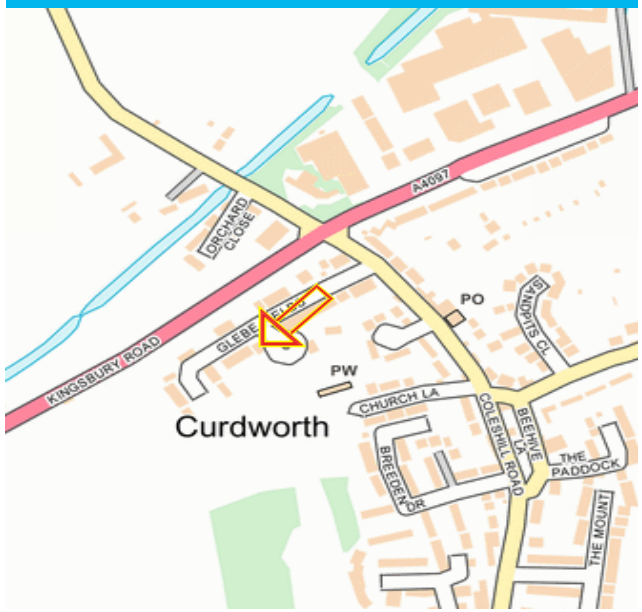
▼ **Ground Floor**



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: 2nd 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 £57 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.