



Mayfield Road, Streetly  
Sutton Coldfield, B74 3PY

£350,000

**\*\*\* A THREE BEDROOM SEMI DETACHED FAMILY HOME IN STREETLY BEING SOLD WITH NO UPWARDS CHAIN \*\*\***

Situated on Mayfield Road, a popular and well-regarded residential road in Streetly, this three-bedroom semi-detached family home offers an excellent location close to reputable local schools, public transport links and a range of nearby amenities.

Externally, the property is set back behind a large block-paved front driveway with an additional lawned area, providing ample off-road parking.

Internally, the accommodation briefly comprises an enclosed porch leading into the entrance hallway, a front lounge with bay window, a separate rear dining room, kitchen, utility room, and garage, which incorporates a useful ground floor WC. To the first floor are three well-proportioned bedrooms, a shower room, and a separate WC.

Further benefits include gas central heating with a combi boiler, and double-glazed windows throughout.

To the rear is a private and well-sized garden, featuring a patio area, lawn, mature shrubbery, and fenced borders, making it ideal for family use and outdoor entertaining.

While the property would benefit from some modernisation, it has clearly been a well-loved family home and offers huge potential to create a fantastic long-term residence.

Offered for sale with no upward chain, early viewing is highly recommended.

**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: Gas/Electric/Water/Drainage.**

**Viewings: Strictly via appointment through our Streetly Residential Sales Department on 0121 353 6464**

**or via [Streetly@paulcarrestateagents.co.uk](mailto:Streetly@paulcarrestateagents.co.uk)**



## Accommodation

### **Entrance Porch**

### **Entrance Hall**

14' 10" x 5' 7" (4.52m x 1.70m)

### **Lounge**

13' 7" (into bay) x 10' 11" (4.14m x 3.32m)

### **Dining Room**

12' 0" x 10' 11" (3.65m x 3.32m)

### **Kitchen**

8' 3" x 7' 6" (2.51m x 2.28m)

### **Utility Room**

9' 3" x 5' 5" (2.82m x 1.65m)

### **Ground Floor WC**

6' 10" x 2' 9" (2.08m x 0.84m)

### **Garage**

12' 1" x 7' 4" (3.68m x 2.23m)

## **First Floor Landing**

### **Bedroom One**

12' 1" x 11' 0" (3.68m x 3.35m)

### **Bedroom Two**

14' 2" (into bay) x 10' 0" (4.31m x 3.05m)

### **Bedroom Three**

8' 11" x 6' 8" (2.72m x 2.03m)

### **Shower Room**

5' 7" x 7' 5" (1.70m x 2.26m)

### **WC**

4' 10" x 2' 5" (1.47m x 0.74m)





# Floor Plan

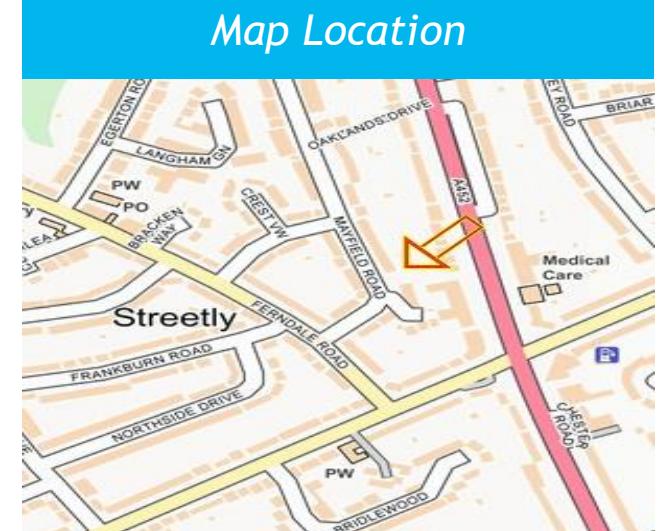
This floor plan is not drawn to scale and is for illustration purposes only



## Energy Performance Rating

**NEW INSTRUCTION  
AWAITING ENERGY  
PERFORMANCE  
CERTIFICATE**

## 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: 5th January 2026

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