

HUNTERS®

HERE TO GET *you* THERE

24 Ashdene Close, Sutton Coldfield, B73 6HL

Offers Around £625,000

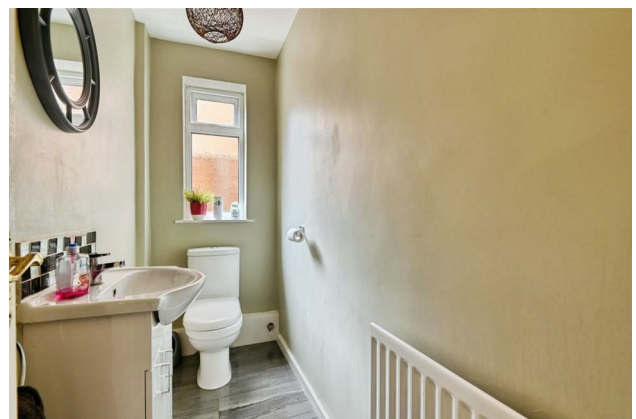
Property Images



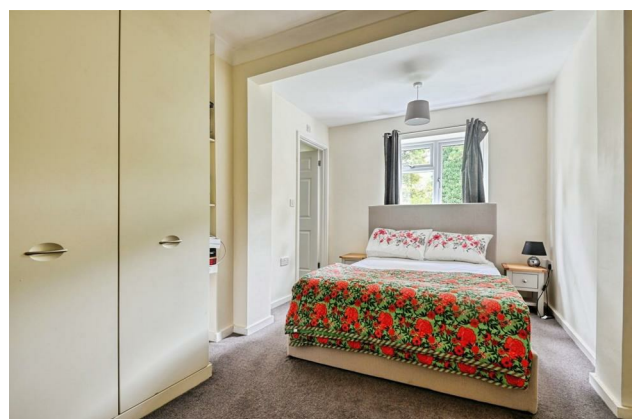
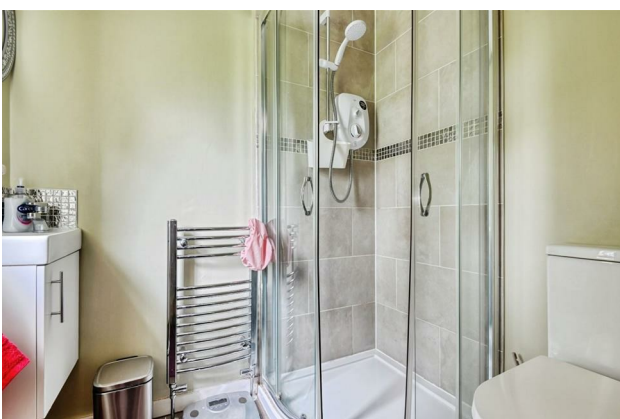
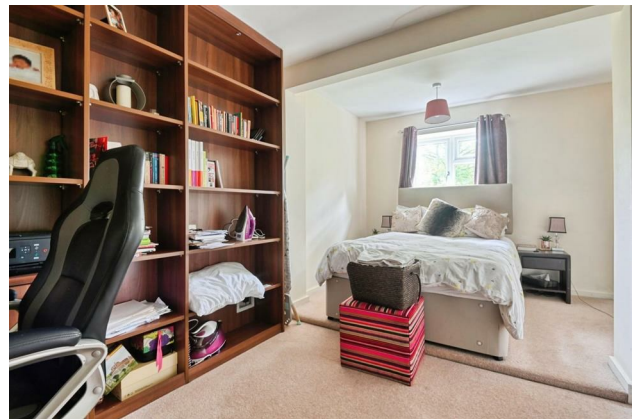
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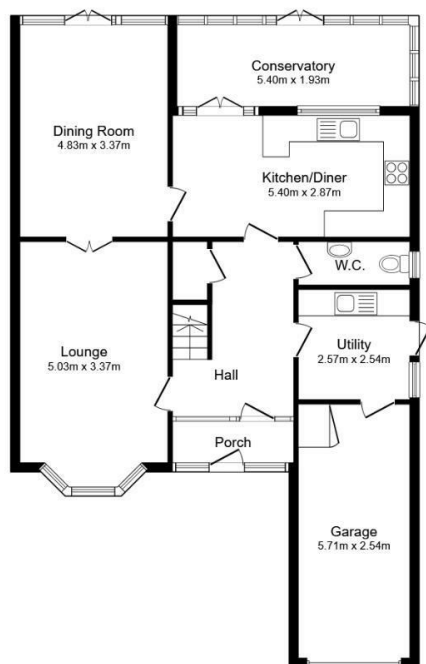
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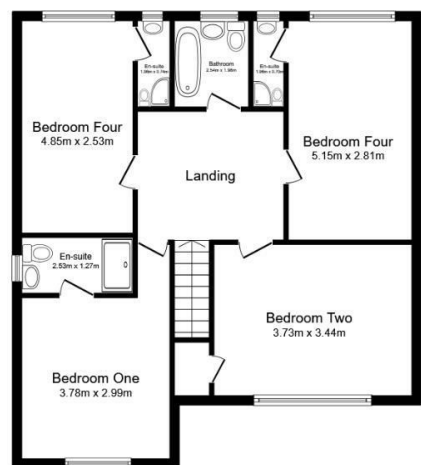


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Ground Floor
Floor area 100.5 sq.m.



First Floor
Floor area 80.5 sq.m.

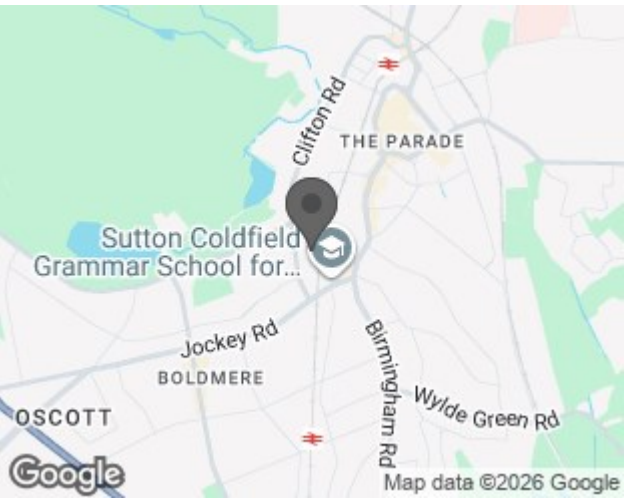
Total floor area: 181.0 sq.m.

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Map



Summary

Offered with no chain and situated at the foot of a much sought after, convenient cul de sac, this deceptively spacious, largely extended family detached must be viewed. Very accessible for great local schools and Sutton Park, the gas centrally heated and double glazed accommodation briefly comprises;

Enclosed porch, spacious hall with cloaks cupboard and guests cloaks, lounge, dining room, superb extended kitchen/breakfast with central island, oven, hob, extractor, microwave, dishwasher and bifold doors to garden, utility room, study/gym housing annually serviced Worcester gas boiler. First floor, airing cupboard, 4 double bedrooms, bedrooms 1, 2 & 3 with ensuites and family bathroom.

Outside, deep front lawn and block paved drive providing ample off-road parking and private rear garden with patio, lawn, shrub screening and side gated access.

Features

• Deceptively spacious family home • Largely extended • 3 reception rooms • Excellent kitchen/breakfast room • Utility and guests cloaks • 4 double bedrooms • Family bathroom and twin ensuites • Council Tax Band

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