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Darnick Road
Sutton Coldfield



Property Description

Connells are proud to present this spacious 4/5 bedroom family home on a highly sought after road in Sutton Coldfield, with incredible original features throughout and ample potential for development in the future. Situated just off the popular Monmouth Drive and being a short walk to Sutton Park, this property is superbly located and offers a host of local amenities being less than 2 miles to Sutton Coldfield Town Centre. The property itself comprises of two good sized reception rooms and a spacious kitchen diner on the ground floor, with through access into the garage. The first floor has four good sized bedrooms, with a unique room off the fourth which can either be used as a fifth bedroom or large dressing room/ensuite/office space, the potential is amazing. To the front of the property is a good sized driveway big enough for multiple cars, but the show-stopper is the beautiful rear garden with decking area and well established lawn. Viewings highly recommended at this property.

Entrance Porch

DG front door into porch. Tiled flooring and access into entrance hallway

Entrance Hallway

Wooden door into the entrance hallway from porch. Wooden flooring throughout the hallway with access to staircase, reception rooms, kitchen diner and downstairs guest WC. Having built in storage cupboard space.

Living Room

11' 10" x 11' 7" plus bay (3.61m x 3.53m plus bay)

Bay windows to the front, with gas fireplace and radiator to the wall. Rear facing over the garden

Reception Room 2

11' 4" x 10' 10" plus bay (3.45m x 3.30m plus bay)

Bay window to the front, having radiator to the wall and front facing over the driveway

Kitchen

16' 4" x 15' 3" maximum (4.98m x 4.65m maximum)

Integrated kitchen and appliances, with breakfast bar in the centre, 7 ring gas hob with ovens and over hood. Space for free standing fridge freezer, washing machine, dishwasher and tumble drier. Having through access into garage and french doors to rear garden.

Bedroom 1

11' 9" x 11' 8" max (3.58m x 3.56m max)

Bay window, rear facing over the back garden. Radiator in bay and space for free standing wardrobes

Bedroom 2

11' 4" x 10' 11" max (3.45m x 3.33m max)

Front facing over the driveway having radiator to the wall and space for free standing wardrobes

Bedroom 3

16' 4" x 7' 2" (4.98m x 2.18m)

Having access through into office room, rear facing over the back garden, radiator to the wall and space for freestanding wardrobes

Bedroom 4

9' 10" x 9' 8" (3.00m x 2.95m)

Front facing over the driveway, having radiator to the wall and space for freestanding wardrobes

Bathroom

Modern design, having fitted bath with electric handheld shower, low flush toilet, sink, towel warmer to wall and frosted windows to the rear. Extractor fan to the wall.

Office room

14' x 7' 3" (4.27m x 2.21m)

Accessed through bedroom 3, ideal for fifth bedroom, office space or to be converted into ensuite or dressing room. Front facing over the driveway with radiator to the wall and space for double bed.

Driveway

Spacious front driveway with space for multiple cars. Drop kerb to front

Garage

13' 8" x 7' 6" (4.17m x 2.29m)

Access via the kitchen and from the front. Running electrics throughout

Rear Garden

Well established rear garden with decking area and lawn. Spacious and ideal for future renovations. Access available from the front of the property

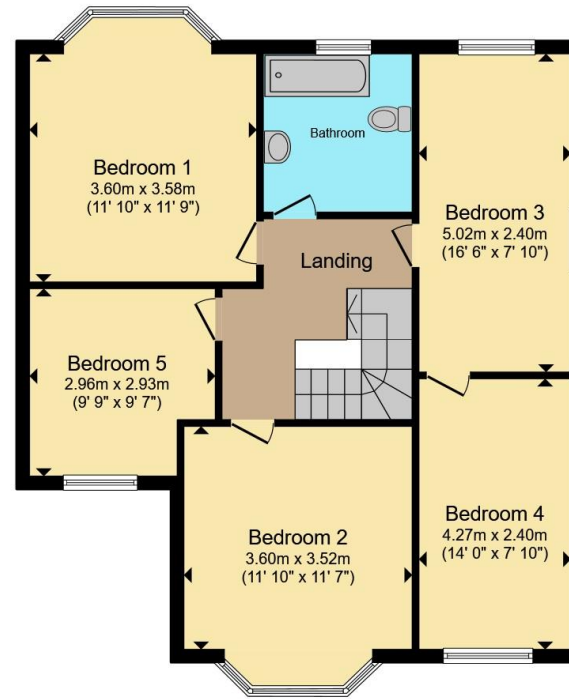








Ground Floor



First Floor

Total floor area 151.6 m² (1,631 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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



To view this property please contact Connells on

T 0121 354 4481
E suttoncoldfield@connells.co.uk

4/6 High Street
 Sutton Coldfield B72 1XA

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 Band: E

Tenure: Freehold

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