



Trinity Road, Four Oaks,
Sutton Coldfield, B75 6TJ

£400,000

This charming semi-detached home offers a well-designed layout and plenty of potential.

On the ground floor, you'll find a bright living room that opens into a dining area, creating a comfortable and sociable space for everyday living. The kitchen features attractive wooden worktops and a breakfast bar, giving it a warm, contemporary feel, and there is a separate utility room for added convenience. The property also benefits from an integral garage.

Upstairs, there are three bedrooms. Bedroom three includes eaves storage, which could easily be transformed into a walk-in dressing area, and the space also offers exciting potential for further extension (subject to planning).

Outside, the property boasts a beautiful, private garden that is not overlooked, providing a peaceful and enjoyable outdoor retreat. To the fore the drive provides ample off road parking.

Trinity Road is accessed from Dower Road, with all the amenities of Mulberry Walk in Mere Green, just a short walk away and offering a superb range of Supermarkets, shops, bars, restaurants and boutiques. Nearby Four Oaks Train Station also has direct links into Birmingham & Lichfield City centres.

Viewings: Strictly via appointment through our Four Oaks Residential Sales Department on 0121 308 3737

or via Fouroaks@paulcarrestateagents.co.uk



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Hall

Living Room

4.32m (14'2") x 3.73m (12'3")

Dining Room

3.45m (11'4") x 3.12m (10'3")

Kitchen

3.53m (11'7") x 3.45m (11'4") max

Utility

3.00m (9'10") x 2.72m (8'11")

Garage

Landing

Bedroom 1

4.32m (14'2") x 3.08m (10'1")

Bedroom 2

3.45m (11'4") x 3.00m (9'10")

Bedroom 3

2.96m (9'8") x 2.67m (8'9")

Eaves

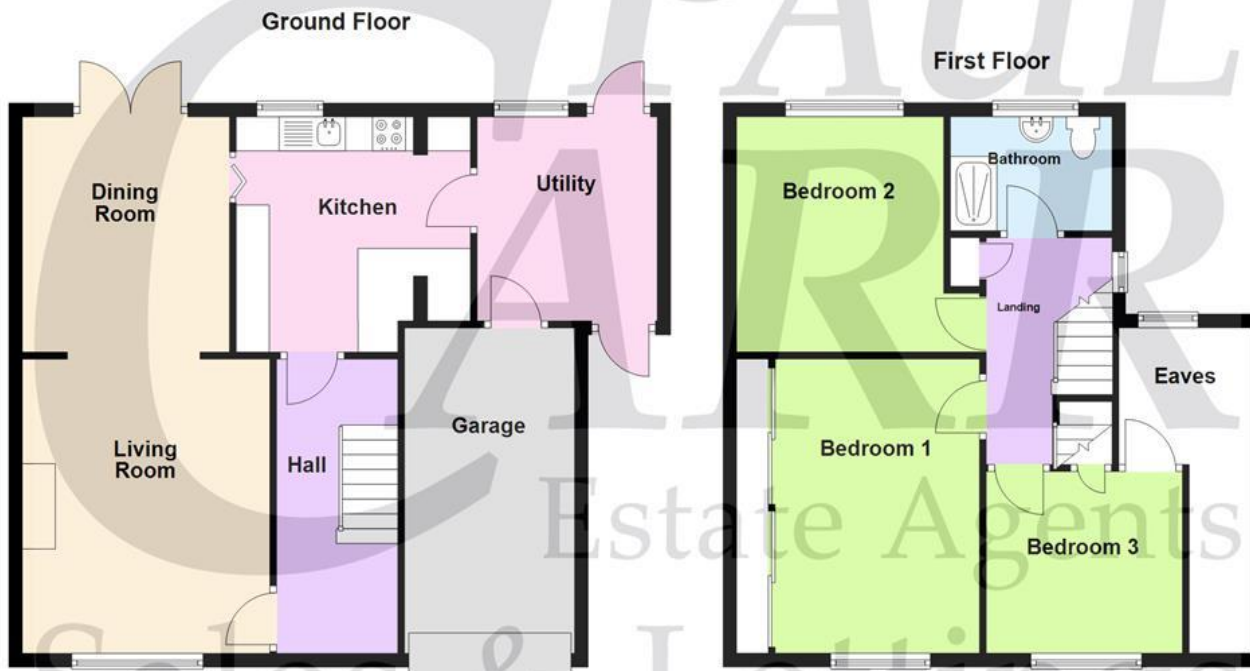
Bathroom





Floor Plan

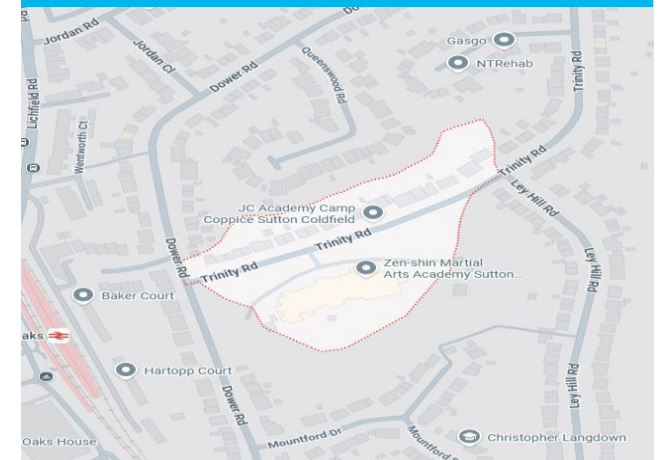
This floor plan is not drawn to scale and is for illustration purposes only



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Plan produced using PlanUp.

Energy Performance Rating

Map Location







Agent's Note:

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