



Markham Road,
Sutton Coldfield, B73 6QR

{Offers in excess of £425,000}

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Offered for sale in a most sought after location within a short walking distance to the Sutton Park and being within half mile of Boldmere centre with its abundance of shops, stores and supermarkets as well as arterial road and rail access to Birmingham City Centre, this spacious contemporary three bedroom detached bungalow is an ideal opportunity for those looking to downsize but still have a quality home providing a range of amenities. The property briefly offers; off road parking to the frontage, entrance hallway with spacious lounge with delightful dining area off, a fully fitted modern contemporary kitchen affording a range of matching wall and base units with appliances thereto, with a utility veranda off providing internal access the garage. To the left hand offers off an inner hallway there is provided a master double bedroom and two further bedrooms fulfilling the needs of family occupation and a delightfully re-fitted bathroom with a high end suite featuring walk-in shower cubicle, panel bath, vanity wash and W.C. Completing this most wonderful home is a glorious a southerly facing rear garden is laid to lawn with herbaceous borders and patio thereto. To the fore is access to the garage preceded by a sweeping driveway and dressed lawn. Viewing is via Paul Carr Boldmere strictly by appointment and for proceedable purchasers only



Property Specification

AN OUTSTANDING DETACHED BUNGALOW FITTED TO HIGH STANDARD THROUGHOUT OFFERING A WIDE RANGE OF AMENITIES TO HAND TO INCLUDE ROAD AND RAIL ACCESS TO BIRMINGHAM CITY CENTRE, SHOPPING FACILITIES WITHIN SHORT DISTANCE AT PRINCESS ALICE RETAIL PARK AND BOLDMERE CENTRE EXPANSIVE FAMILY LOUNGE WITH OPEN PLAN DINING AREA OFF LARGE CONSERVATORY - DELIGHTFULLY DRESSED LEADING OFF THE LOUNGE AND OVERLOOKING THE REAR GARDENS MODERN FULLY FITTED KITCHEN WITH APPLIANCES AND SEPARATE UTILITY VERANDA



Bedroom 1 4.06m (13'4") x 3.57m (11'9")

Bathroom 2.62m (8'7") x 2.46m (8'1")

A/C

Bedroom 3 3.10m (10'2") x 2.88m (9'5")

Bedroom 2 3.95m (13') x 2.60m (8'6")

Lounge/Diner

Kitchen 3.29m (10'10") x 2.82m (9'3") max

Hall

Porch

Conservatory 5.62m (18'5") x 2.24m (7'4")

Side Entry 7.27m (23'10") x 2.00m (6'7")

Garage 5.27m (17'3") x 2.52m (8'3")

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: 20th August 2025

Viewer's Note:

Services connected: ALL
Council tax band: E
Tenure: Freehold
Other Charges: YES

Floor Plan

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



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D	58 D	
39-54	E		
21-38	F		
1-20	G		

Map Location

