

Connells

Streetly Lane
Sutton Coldfield

Streetly Lane
Sutton Coldfield B74 4TA

for sale
£950,000







Property Description

A deceptively spacious and fully modernised 5 bedroom family detached home. Needs to be viewed internally to be appreciated. On an excellent tree lined road overlooking Royal Sutton Park and in a superb school catchment area. Having ample driveway and double garage. A mature and excellent sized landscaped rear garden. Surprisingly peaceful and large. Internally the home has been modernised to a high specification and offers excellent family living. There is an extended open plan living kitchen family room as the hub of the home overlooking the rear garden. There is ample storage and a sociable central island with seating and great for entertaining. There is a dual aspect family lounge leading to a conservatory and a separate utility room. On the first floor there is a main bedroom overlooking Royal Sutton Park and has an en-suite shower room. There are 4 further bedrooms and a family bathroom. In a great school catchment area.

Porch

Having double glazed door giving access into the porch area, double glazed windows and laminate floor. Double glazed door to the reception hallway.

Reception Hallway

Having laminate floor, glazed doors to the Kitchen, Dining Area and family Lounge. door to the Guest WC and stairs to the first floor landing.

Family Lounge

23' 11" plus door recess x 12' 11" (7.29m plus door recess x 3.94m)

Having double glazed bow window to front, TV aerial point, feature stone fire surround with gas fire facility, two wall mounted designer radiators, coving, double glazed doors to the Conservatory.

Conservatory

11' 3" x 9' 1" (3.43m x 2.77m)

A UPVC double glazed conservatory with double glazed French doors to the garden, tiled floor.

Guest WC

Having low level flush WC, wall mounted wash hand basin, spotlights, radiator and frosted double glazed window.

Living Kitchen Family Room

31' 3" max x 15' 9" max plus door recess (9.53m max x 4.80m max plus door recess)

An impressive high specification extended open plan Living Kitchen Family Room.

Kitchen Area

An impressive refitted kitchen with fitted base units with granite work surfaces and matching upstand, fitted matching wall units, one and a half bowl sink and drainer unit with mixer tap over, cupboards under, integrated electric oven, oven and grill and warming drawer, integrated larder fridge, integrated dishwasher, central island with overhand seating area, granite worktop, , built i hob and designer floating extractor fan and hood, wine cooler, frosted double glazed window overlooking the rear garden, 2 wall mounted designer radiators, two skylight windows, and door to the utility room. Open access to the family dining and seating area.

Dining Area

Having space for a table and bi-fold doors opening to the rear garden. Glazed; door to the hallway.

Utility Room

7' 2" x 5' 8" (2.18m x 1.73m)

Having fitted base units with work surfaces over, matching wall units, skylight window to ceiling, wall unmounted central heating boiler, tiled floor and spotlights.

First Floor Landing

Doors to the 5 bedrooms and family bathroom.

Main Bedroom

17' 2" x 12' 10" (5.23m x 3.91m)

Having double glazed window, radiator, built in wardrobes and matching built in drawer units, radiator, coving and laminate floor. Door to the en-suite shower room. Excellent view overlooking Royal Sutton Park.

En-Suite Shower Room

A white suite comprising shower cubicle, pedestal wash hand basin, low level flush WC, wall tiling and floor tiling, spotlights and wall mounted heated towel rail radiator.

Bedroom 2

12' 2" x 11' 2" (3.71m x 3.40m)

Having double glazed window, radiator, built in wardrobes and a cupboard over.

Bedroom 3

12' 2" x 9' 11" (3.71m x 3.02m)

Having double glazed window, coving, laminate floor, and built in wardrobe.

Bedroom 4

9' 8" x 9' 9" (2.95m x 2.97m)

Having double glazed window, radiator and built in double wardrobe.

Bedroom 5

7' 11" x 6' 4" max (2.41m x 1.93m max)

A flexible room that could be used as an office or nursery. Having double glazed window and radiator.

Family Bathroom

A white bathroom suite comprising panelled bath, low level flush WC, pedestal wash hand basin, walk in shower cubicle, tiling to floor and walls, wall mounted heated towel rail radiator and door to storage cupboard. Frosted double glazed window.

Outside

Front

Excellent sized driveway with ample off road parking. Gated side access to the rear garden and access to the Double Garage. Various plants and shrubs. Well set back from the road.

Double Garage

20' 2" max x 19' 1" approx (6.15m max x 5.82m approx)

Having power and lighting, remote control garage door, gas and electric meters, pedestrian door to the Utility Room.

Rear Garden

A fantastic-sized rear garden, mature, landscaped, private, and fully enclosed. The garden is beautifully established with mature hedges, trees, shrubs, anda variety of plants, creating a peaceful and attractive outdoor space. A raised seating and entertaining area provides the perfect place to relax or host guests, surrounded by well-maintained planting and greenery.







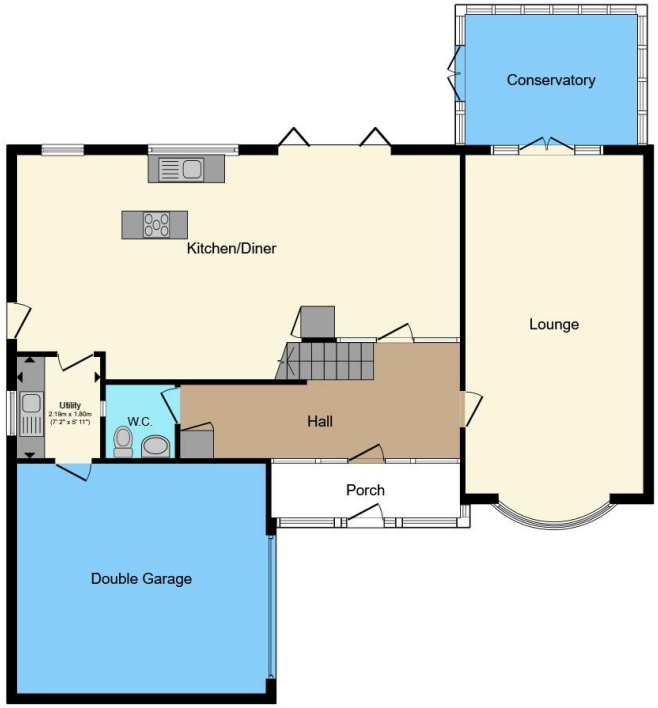




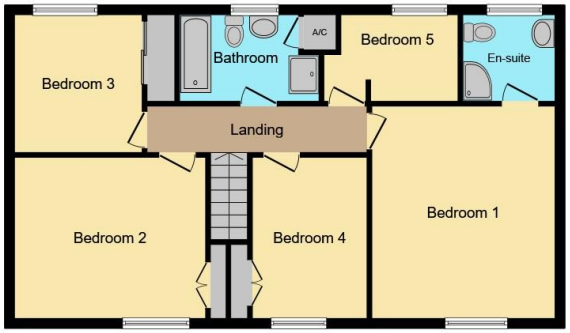








Ground Floor



First Floor

Total floor area 205.4 m² (2,211 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

Connells

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EPC Rating: D

Council Tax Band: G

Tenure: Freehold

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