



Chester Road, Streetly
Sutton Coldfield, B74 3QX

£169,950

Retirement living redefined.

This beautifully presented two-bedroom ground floor apartment is located within the highly sought-after Hunters Court development in Streetly, ideally positioned close to local shops and excellent transport links.

The accommodation briefly comprises a generous lounge offering ample space for both living and dining, with a door leading directly to a patio area and the attractive communal gardens beyond.

Double doors open through to a well-appointed kitchen, fitted with a range of matching wall and base units, along with dedicated space and plumbing for a washing machine. Leading from the spacious hallway are two well-proportioned bedrooms, each benefiting from front-facing windows.

The accommodation is completed by a stylishly presented shower room, featuring a large shower cubicle, wash hand basin and WC.

Perfectly positioned within the development, the apartment offers a wonderful balance of community and independence — allowing residents to enjoy social engagement while maintaining privacy. The development itself is set within beautifully maintained grounds and is designed to support independent living.

A range of communal facilities are available, including a residents' lounge with library and kitchen area, a laundry room, and a guest suite available for visitors. A variety of organised indoor and outdoor activities provide excellent opportunities for socialising.

The peaceful communal gardens offer a tranquil outdoor retreat, and there is communal parking to the front. This is a superb opportunity to enjoy secure, low-maintenance living in a welcoming and vibrant community setting.

Tenure: We can confirm the property is Leasehold

Council Tax Band: We can confirm the Council Tax Band is C

Services Connected: Electric, Water & Drainage.

Viewings: Strictly via appointment through our Streetly Residential Sales Department on 0121 353 6464

or via Streetly@paulcarrestateagents.co.uk



Entrance Hallway

Lounge Diner

17' 8" x 11' 3" (5.38m x 3.43m)

Fitted Kitchen

8' 11" x 5' 8" (2.72m x 1.73m)

Bedroom 1

17' 5" x 9' 3" (5.30m x 2.82m)

Bedroom 2

11' 0" x 8' 8" (3.35m x 2.64m)

Shower Room

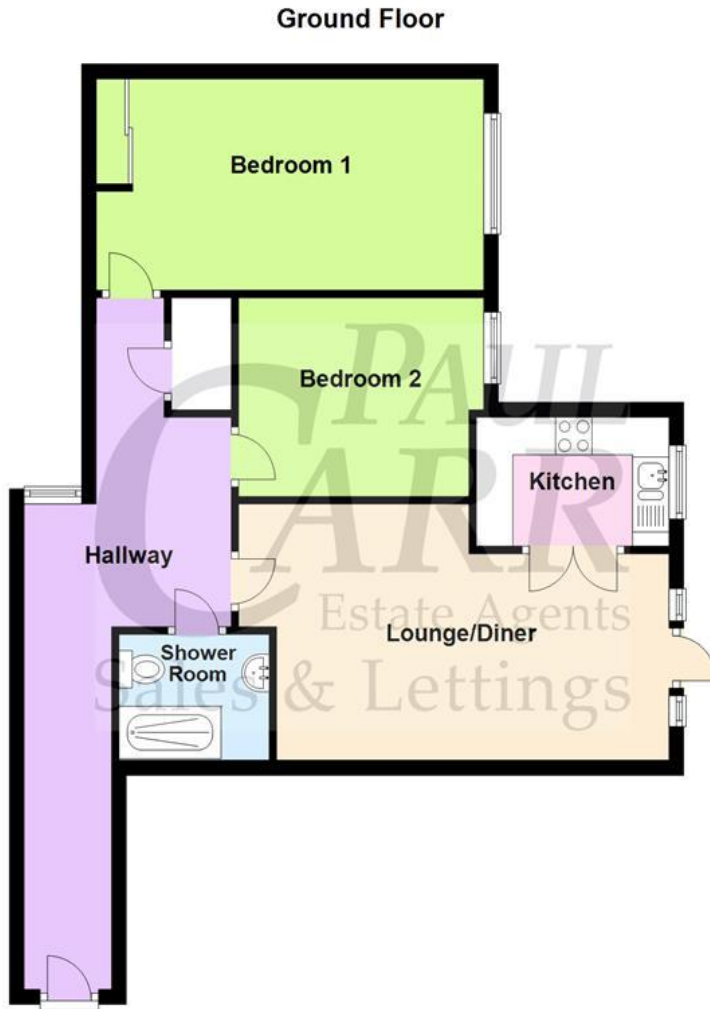
6' 9" x 5' 8" (2.06m x 1.73m)





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

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Map Location







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:

Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. The initial checks are carried out on our behalf by Lifetime Legal. A non-refundable administration fee of £40 + VAT (£48 including VAT) applies which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.