



Connells

Yew Tree Bungalows Sheffield Road
Sutton Coldfield

Yew Tree Bungalows Sheffield Road Sutton Coldfield B73 5HD

for sale offers in the region of
£200,000



Property Description

A 3 double bedroom end terraced bungalow offered with no upward chain. Positioned at the end of a private road off of Sheffield Rd in Boldmere which is a hidden gem providing privacy and quaint surroundings. Located with excellent access to Chester Rd train station and main road transport links. Having off-road parking set behind gates. The accommodation comprises a entrance hallway giving access into a family lounge. Off of the family lounge there is a fitted kitchen and two bedrooms. There is also a bathroom and Conservatory style utility. The property is in need of updating and modernisation. There is good sized gardens to the front. Absolutely crucial to appreciate the surroundings and privacy of the property. This is an ideal first time buyer, downsizer or investment buy.

Entrance Hallway

Having a door giving access into the hallway, frosted double glazed window, telephone point, stores give access into the family lounge, bedroom 3 and the family bathroom.

Lounge

12' 11" plus the recess x 14' 8" (3.94m plus the recess x 4.47m)

Having double glazed window overlooking the garden, decorative plate racks, feature wooden fire surround, decorative picture railing, beamed ceiling, door giving access into the garden and doors give access into bedroom 1, bedroom 2 and the kitchen

Kitchen

8' 10" x 7' 8" (2.69m x 2.34m)

Comprising a fitted kitchen with fitted base units with rolled edge work surfaces over, matching wall unit, stainless steel sink and drainer unit with mixed tap over, gas cooker point, archway gives access to the breakfast room.

Breakfast Room

9' 7" plus the door recess x 5' 1" (2.92m plus the door recess x 1.55m)

Having radiator to wall, single glazed door gives access into the utility/conservatory, double glazed windows give access to the front and the side.

Utility/Conservatory

13' 1" x 5' 7" (3.99m x 1.70m)

Having fitted base unit, space and plumbing for a washing machine, work surface, double glazed frosted window and door gives access to the front of the property

Bedroom 1

11' 7" x 9' 11" (3.53m x 3.02m)

Having double glazed window to the rear, radiator to wall, picture railing and decorative coving.

Bedroom 2

11' 11" x 8' 10" (3.63m x 2.69m)

Having double glazed window to the front, radiator, picture rail and ceiling rose.

required identify and anti-money laundering checks.

Bedroom 3

11' 5" x 6' 10" (3.48m x 2.08m)

Having double glazed window to the front and wall mounted central heating boiler.

Bathroom

Comprising a coloured bathroom suite having paneled bath, low level flush WC, pedestal wash hand basin with mixer tap over, wall mounted towel rail radiator, part tiling to walls and frosted double glazed window to the side

Front

There is a pathway to the front which is a walkway which leads up to to Sheffield Rd

Garden

Aa good sized rear garden with garden laid along planted borders, various trees and shrubs and driveway.

Driveway

The driveway is situated at the end of the garden and has gated access.

Agents Note

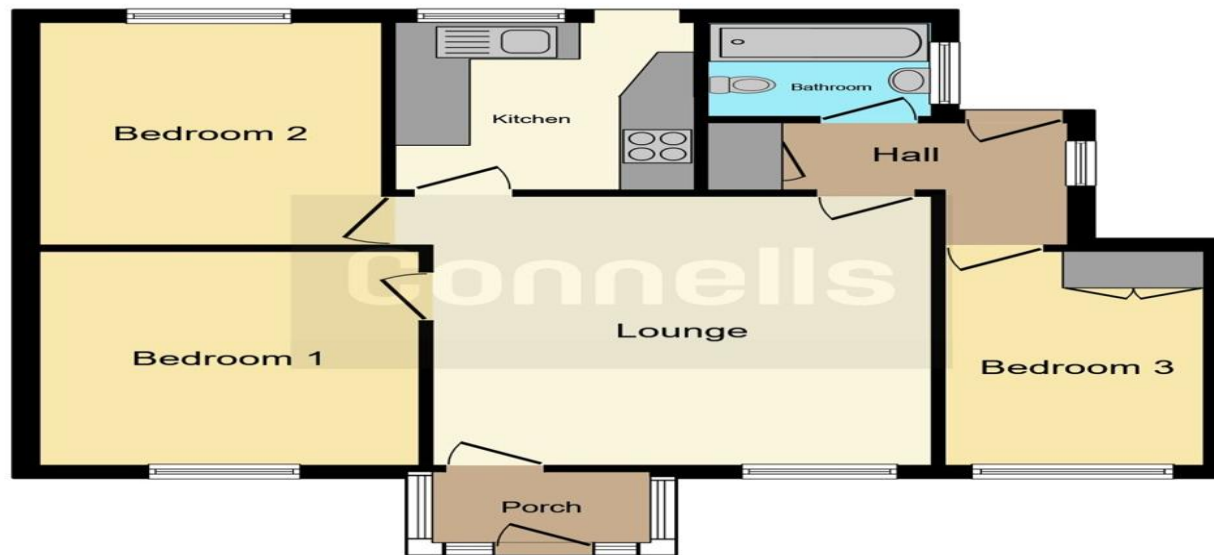
There is an easement on the title, please enquire with branch.

An AML fee is chargeable once an offer is accepted to cover the cost of carrying out the









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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4/6 High Street
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EPC Rating: D Council Tax
 Band: B

Tenure: Freehold

view this property online [connells.co.uk/Property/SCO310055](https://www.connells.co.uk/Property/SCO310055)



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