



Longmeadow Close,
Sutton Coldfield, B75 7SQ

Offers in Excess of £325,000

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A well-presented semi-detached family home situated in a popular cul de sac location.

Internal inspection reveals an entrance porch, welcoming reception hall, delightful spacious lounge/dining room and a fitted kitchen with feature window and door leading to the rear garden.

Stairs lead from the reception hall to the first-floor landing where there are three good sized bedrooms and a family bathroom.

To the rear of the property is a low maintenance garden with patio area and to the fore there is a garage, driveway providing off road parking and well-tended garden area.

Varied shops and amenities are available nearby along with schools for all ages and transport links including access to the Midlands motorway networks and public transport services.

Offered for sale with the added benefit of no upward chain internal viewing is highly recommended.





Property Specification

NO UPWARD CHAIN
SEMI DETACHED PROPERTY
ENTRANCE PORCH
RECEPTION HALL
DELIGHTFUL LOUNGE

Porch 1.75m (5'9") x 0.89m (2'11")

Hall 3.02m (9'11") x 1.91m (6'3")

Living Room 6.00m (19'8") x 4.04m (13'3")

Kitchen 2.87m (9'5") x 2.69m (8'10")

Landing 2.67m (8'9") x 1.83m (6')

Bedroom 1 3.31m (10'10") x 3.35m (11'0")

Bedroom 2 3.20m (10'6") x 2.69m (8'10")

Bedroom 3 2.69m (8'10") x 2.45m (8') max

Bathroom 1.93m (6'4") x 1.40m (4'7")

Garage 4.95m (16'3") x 2.41m (7'11")

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: 4th January 2022

Viewer's Note:

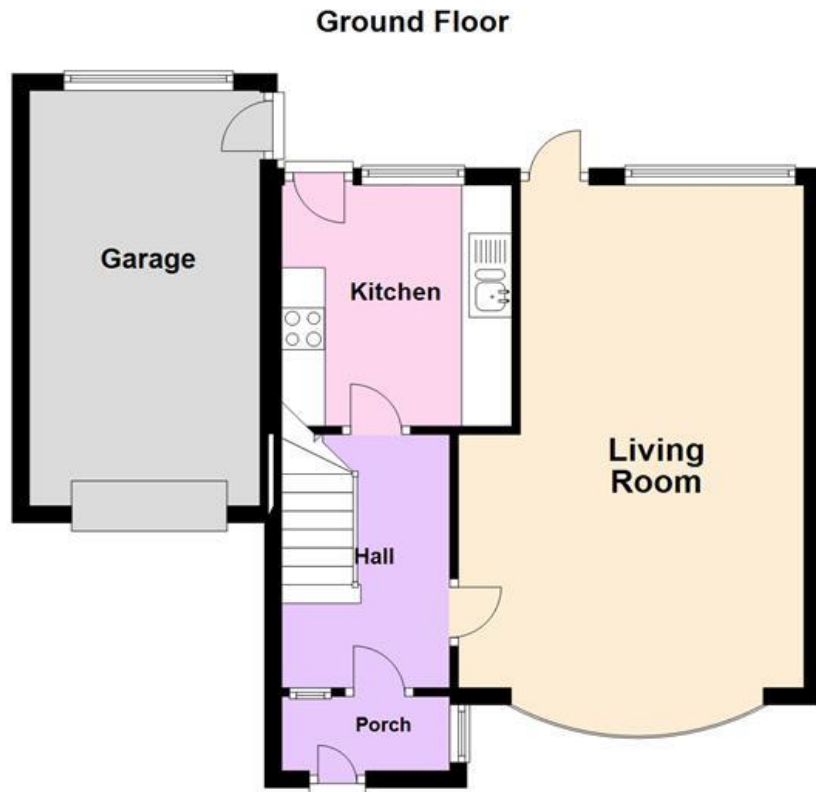
Services connected: Mains electricity, gas, water & drainage

Council tax band: C

Tenure: Freehold

Floor Plan

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



Energy Efficiency Rating

**New
Instruction
Awaiting
E.P.C.**

Map Location

