



Whitethorn Crescent, Streetly
Sutton Coldfield, B74 3SB

Offers in the Region Of £280,000

Streetly

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IMPROVED, EXTENDED AND WELL PRESENTED THROUGHOUT

This spacious property offers comfortable and modern living accommodation throughout and is situated in a desirable location close to amenities, shops, schools and transport links.

The accommodation briefly comprises, reception hall, study/playroom, lounge, modern open plan kitchen and dining room, utility and guest w.c.

To the first floor are three bedrooms and a modern bathroom.

The property further benefits from having gas central heating and double glazing

To the front is a driveway and to the rear a private enclosed garden.

There is potential subject to planning and building regulations to extend further.

DON'T MISS OUT ON THIS FANTASTIC HOME

CALL TODAY TO BOOK A VIEWING





Property Specification

EXTENDED SPACIOUS FAMILY HOME
IMPROVED AND WELL PRESENTED THROUGHOUT
FRONT LOUNGE
MODERN OPEN PLAN KITCHEN/DINING ROOM
STUDY/PLAYROOM
THREE BEDROOMS

Reception Hall

Study/Playroom
15' 2" x 6' 7" (4.62m x 2.00m)

Lounge
13' 8" x 12' 6" (4.17m x 3.82m)

Kitchen/Dining Room
15' 7" x 10' 4" (4.74m x 3.16m)

Utility
10' 2" x 6' 7" (3.09m x 2.00m)

Guest W.C

First Floor Landing

Bedroom One
13' 5" x 8' 8" (4.08m x 2.64m)

Bedroom Two
11' 1" x 9' 2" (3.37m x 2.79m)

Bedroom Three
10' 0" x 6' 9" (3.06m x 2.05m)

Bathroom
6' 2" x 6' 2" (1.88m x 1.88m)

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: 6th November 2020

Viewer's Note:

Services connected: mains electricity, gas, water and drainage

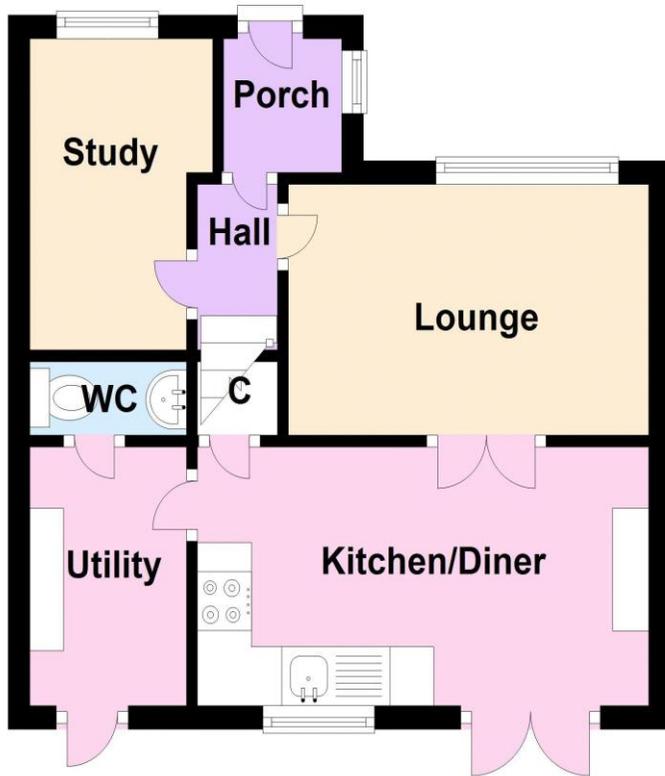
Council tax band: C

Tenure: Freehold

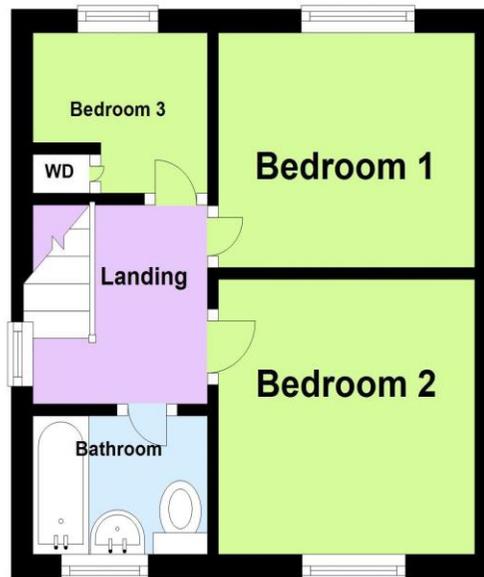
Floor Plan

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

Ground Floor



First Floor



Energy Efficiency Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		86
(69-80)	C	73	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			EU Directive 2002/91/EC

Map Location

