



Coniston Road, Streetly,
Sutton Coldfield, B74 3LF

Offers in the Region Of £290,000

Streetly

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Paul Carr Estate Agents are delighted to bring to market this three bedroom semi-detached family home, situated on an extremely popular road in a desirable part of Streetly.

This property offers bags of potential and can be a blank canvass for you to make your own. Having access to sought after local schooling, such as Manor Primary, St Annes Catholic Primary School and Streetly Academy (school catchments should be checked).

Being set back from the road, behind a shared driveway with shared access to garage. The ground floor accommodation boasts impressive living space and is accessed via porch leading into a welcoming hallway with doors off to a dual aspect through lounge/diner and extended kitchen.

The upstairs accommodation comprises three well proportioned bedrooms and well appointed family shower room.

Outside the property benefits from an extensive rear garden, and garage via shared driveway.

Also, benefitting from no upward chain, viewing is strongly recommended to appreciate the size and potential of accommodation on offer.





Property Specification

PRIME STREETLY LOCATION
BAGS OF POTENTIAL
THREE BEDROOMS
THROUGH LOUNGE
EXTENDED KITCHEN

Porch

Hallway

Through Lounge/Diner 24' 7" x 11' 6" (7.49m x 3.50m)

Kitchen 16' 8" x 7' 9" (5.08m x 2.36m)

Bedroom One 13' 1" x 11' 7" (3.98m x 3.53m)

Bedroom Two 10' 2" x 11' 6" (3.10m x 3.50m)

Bedroom Three 7' 8" x 8' 3" (2.34m x 2.51m)

Shower Room

Garage 16' 8" x 10' 2" (5.08m x 3.10m)

Rear Garden

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: 2nd October 2023

Viewer's Note:

Services connected: gas, water (meter), electric, drainage

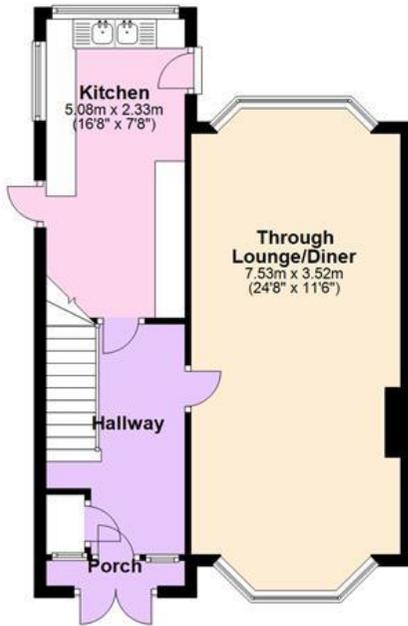
Council tax band: C

Tenure: Freehold

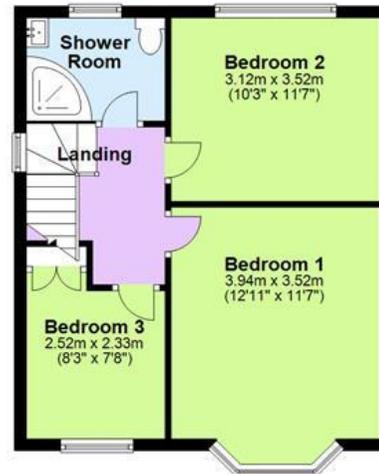
Floor Plan

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

Ground Floor



First Floor



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		

Map Location

