



Lowlands Avenue, Streetly,  
Sutton Coldfield, B74 3QN

Offers Over £350,000

This beautifully presented three-bedroom semi-detached family home is located on Lowlands Avenue in Streetly, Sutton Coldfield and is being offered for sale with no upwards chain. Set back from the road, the property is approached via a block-paved driveway providing ample parking space.

Upon entering, the home features a welcoming porch that leads into a bright entrance hall. The

modern refitted kitchen has been thoughtfully designed with contemporary fittings and offers a stylish yet practical space for cooking and dining.

Positioned at the rear, the spacious lounge provides a comfortable setting for relaxation, while an additional multi-use reception room offers versatility, whether used as a playroom, home office, or formal dining space.

The ground floor is further enhanced by a separate utility room and a convenient WC.

Upstairs, the first floor comprises three well-proportioned bedrooms, with both double bedrooms benefitting from built-in wardrobes.

The accommodation is completed by a modern, refitted family bathroom featuring high-quality fixtures and fittings.

The rear garden provides an ideal outdoor space for both entertaining and family life, featuring a patio area perfect for seating and a generous lawn bordered by fenced surrounds for privacy.

Situated in a sought-after location, the property is just a short distance from Blackwood shops, which include a post office, convenience store, coffee shop, hairdressers, a veterinary practice, and a selection of takeaway restaurants, ensuring everyday amenities are within easy reach.

Tenure: We can confirm the property is Freehold.

Council Tax Band: We can confirm the Council Tax Band is D payable to Birmingham City Council.

Services Connected: Gas/Electric/Water/Drainage.

Viewings: Strictly via appointment through our Streetly Residential Sales Department on 0121 353 6464 or via [Streetly@paulcarrestateagents.co.uk](mailto:Streetly@paulcarrestateagents.co.uk)



### **Ground Floor Accommodation**

Entrance Porch 5' 9" x 2' 10"  
(1.75m x 0.86m)

Entrance Hall 9' 0" x 6' 4"  
(2.74m x 1.93m)

Lounge/Dining Room 17' 2" (max) x 13' 6" (max)  
(5.23m (max) x 4.11m (max))

Kitchen 14' 1" x 10' 4"  
(4.29m x 3.15m)

Utility Room 7' 3" x 3' 4"  
(2.21m x 1.02m)

WC 3' 4" x 7' 3" (1.02m x 2.21m)

Reception Room 9' 7" (max) x 10' 1" (max)  
(2.92m (max) x 3.07m (max))

Garage

### **First Floor Accommodation**

Landing

Bedroom One 13' 5" x 10' 0"  
(4.09m x 3.05m)

Bedroom Two 10' 11" x 8' 7"  
(3.32m x 2.61m)

Bedroom Three 10' 6" (max) x 6' 8"  
(3.20m (max) x 2.03m)

Family Bathroom 8' 4" (max) x 5' 9"  
(2.54m (max) x 1.75m)

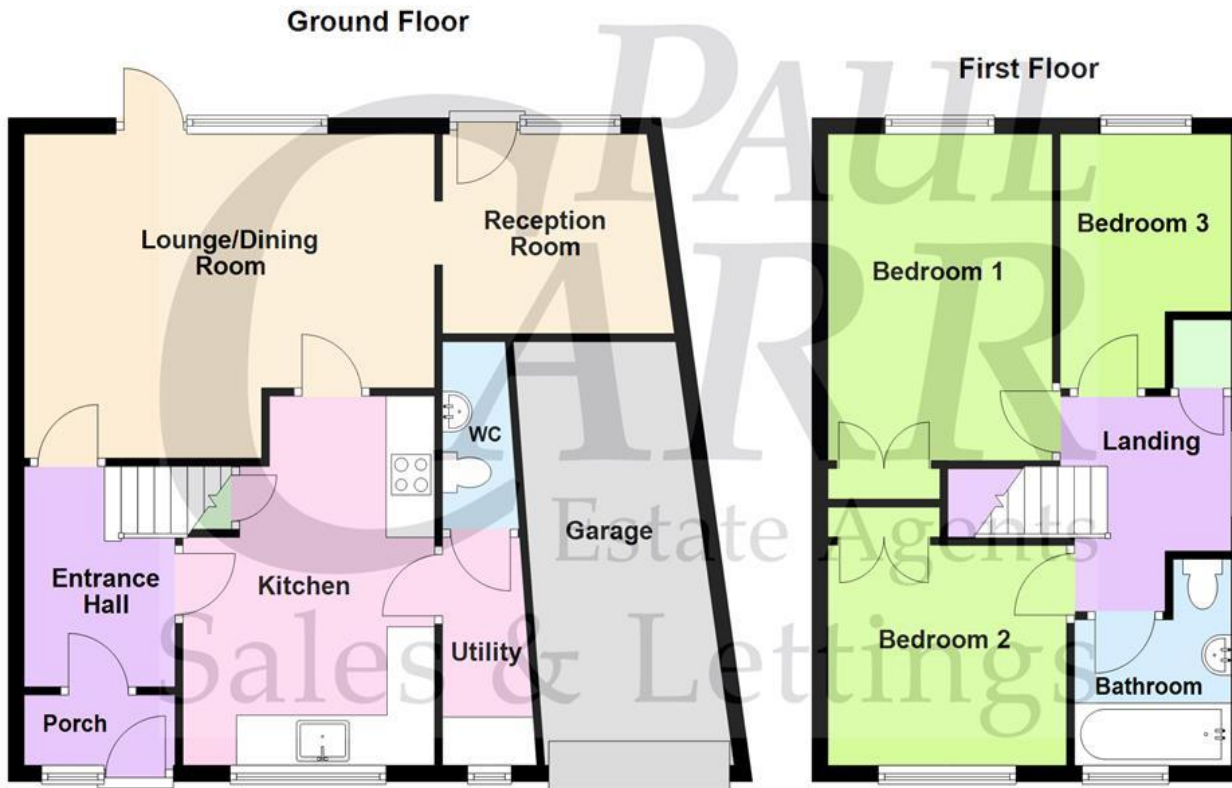






# Floor Plan

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



## Energy Performance Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	57 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: 6th February 2025