



Whitethorn Crescent, Streetly  
Sutton Coldfield, B74 3SD

£300,000

Situated on a generous corner plot along the ever popular Whitethorn Crescent, this three bedroom semi detached home offers huge potential to extend (subject to obtaining the relevant permissions) and is available for sale with no onward chain.

Internally, the accommodation briefly comprises an entrance hallway with double doors opening directly into a spacious lounge, creating a welcoming and flexible living space. The kitchen is complemented by a conveniently positioned dining area, with both rooms enjoying pleasant views over the rear garden. To the first floor are three bedrooms, including two generous double bedrooms and a well-proportioned single, along with a family bathroom.

While the property offers scope for updating and modernisation, this presents an excellent opportunity for purchasers looking to create a home to their own taste. Externally, the property enjoys a rear garden with side access leading to the front, along with direct access to the garage. A driveway and garage provide excellent off road parking or valuable storage space.

Ideally located in Streetly, the property is within close proximity to reputable local schools, public transport links, everyday amenities, and the ever-popular Sutton Park.

With its generous plot, fantastic potential, and desirable location, this home should be at the very top of your viewing list.

**Tenure: We can confirm the property is Freehold.**

**Council Tax Band: We can confirm the Council Tax Band is C payable to Walsall Council.**

**Services Connected: Mains electric, gas, water and 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)**



**PAUL  
CARR**  
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Sales & Lettings

## Accommodation

### Entrance Hall

#### Lounge

13' 7" x 12' 7" (4.14m x 3.83m)

#### Dining Area

10' 5" x 8' 2" (3.17m x 2.49m)

#### Kitchen

11' 0" x 7' 3" (3.35m x 2.21m)

### First Floor Landing

#### Bedroom One

15' 6" x 8' 8" (4.72m x 2.64m)

#### Bedroom Two

9' 2" x 9' 3" (2.79m x 2.82m)

#### Bedroom Three

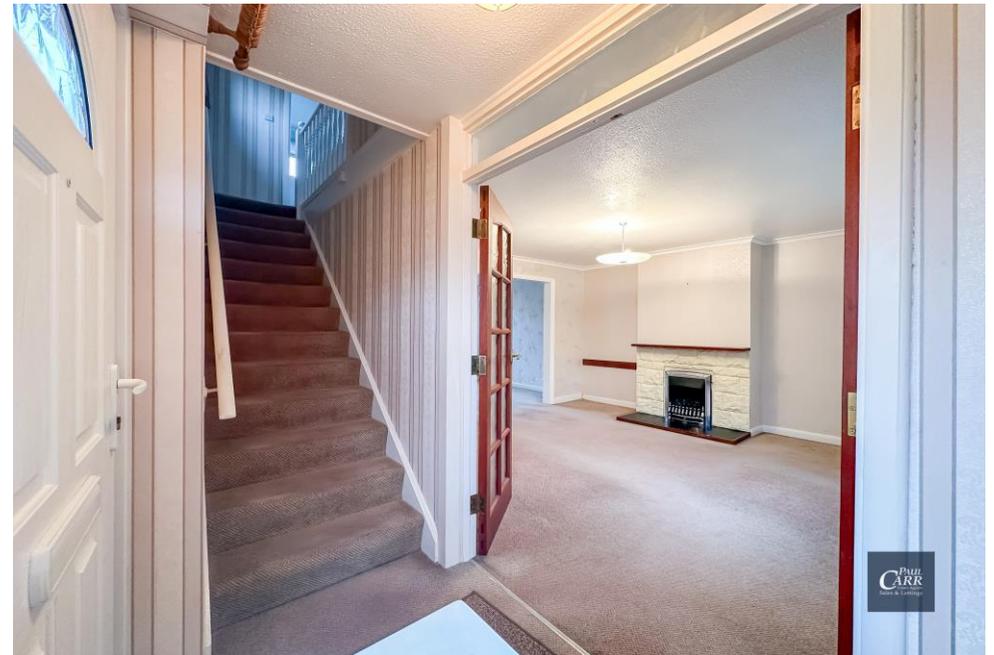
10' 4" (max) x 6' 8" (3.15m x 2.03m)

#### Bathroom

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

#### Garage

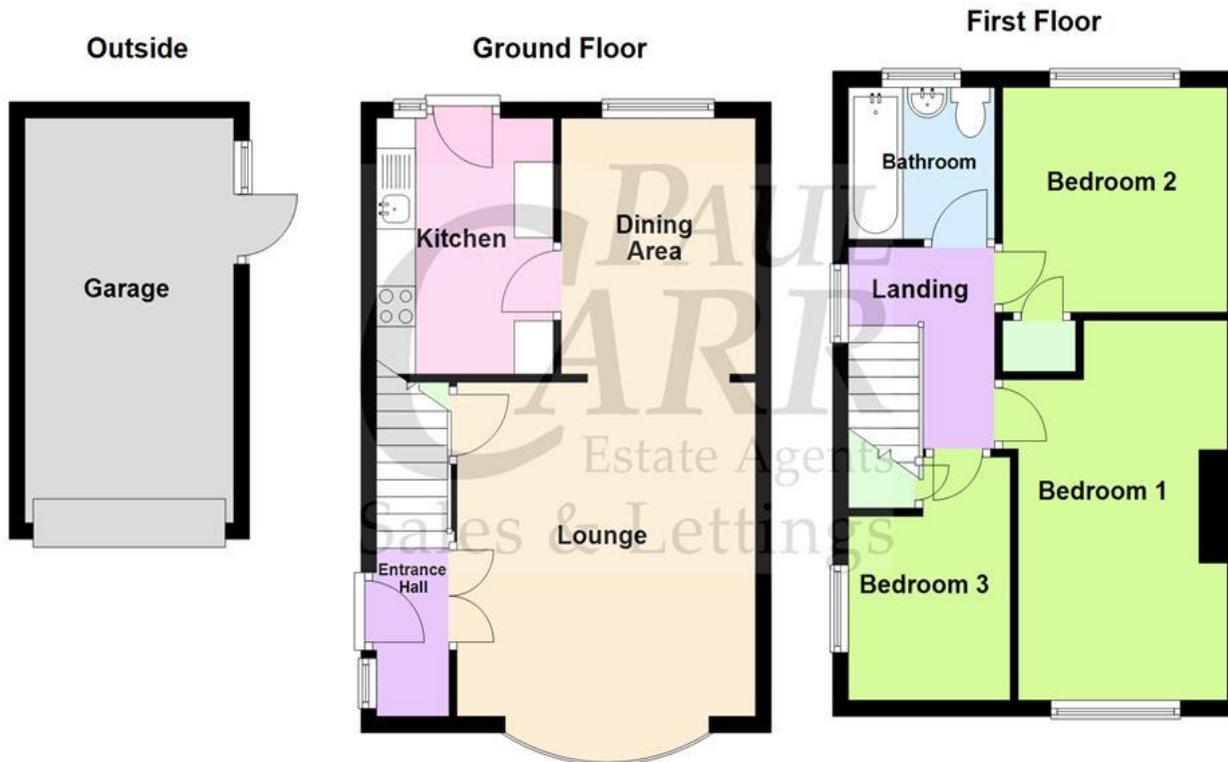
16' 6" x 8' 10" (5.03m x 2.69m)





# Floor Plan

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



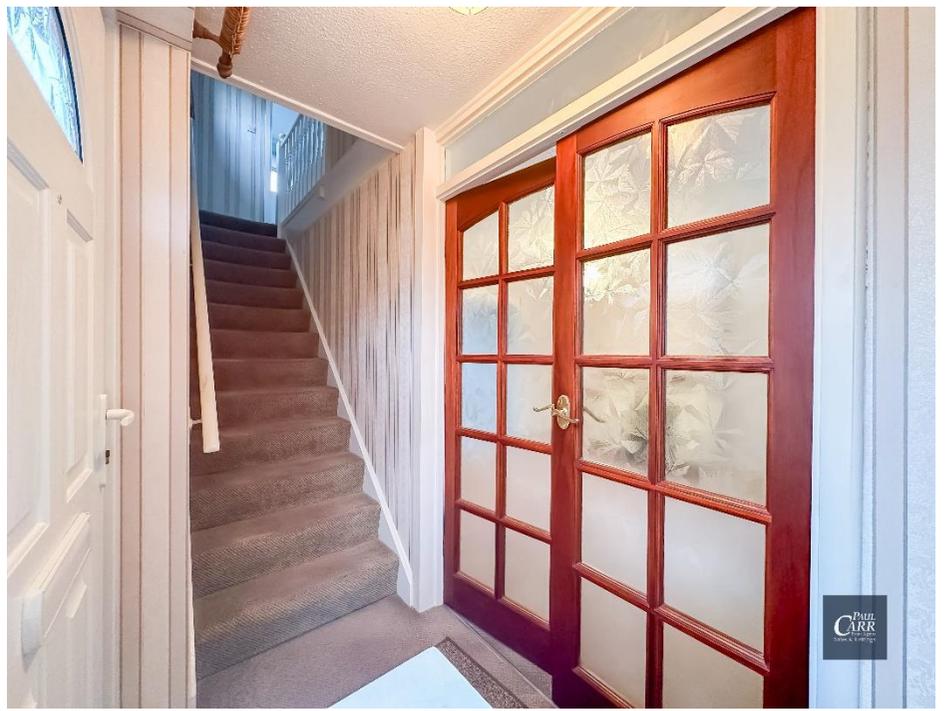
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Plan produced using PlanUp.

## Energy Performance Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	59 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: 25th February 2026

Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. The initial checks are carried out on our behalf by Lifetime Legal. A non-refundable administration fee of £40 + VAT (£48 including VAT) applies which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.