

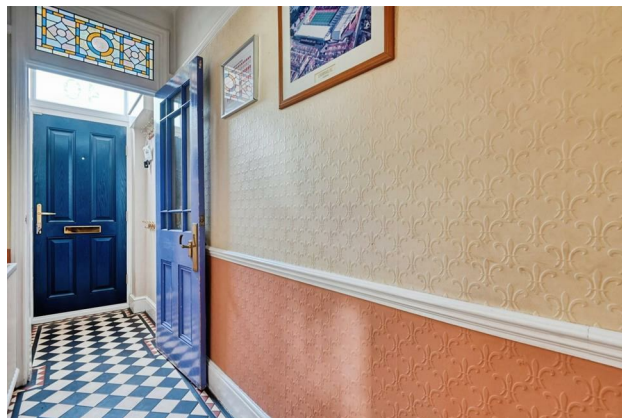
HUNTERS®

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40 Green Lanes, Wylde Green, Sutton Coldfield, B73 5JW

Asking Price £379,950

Property Images



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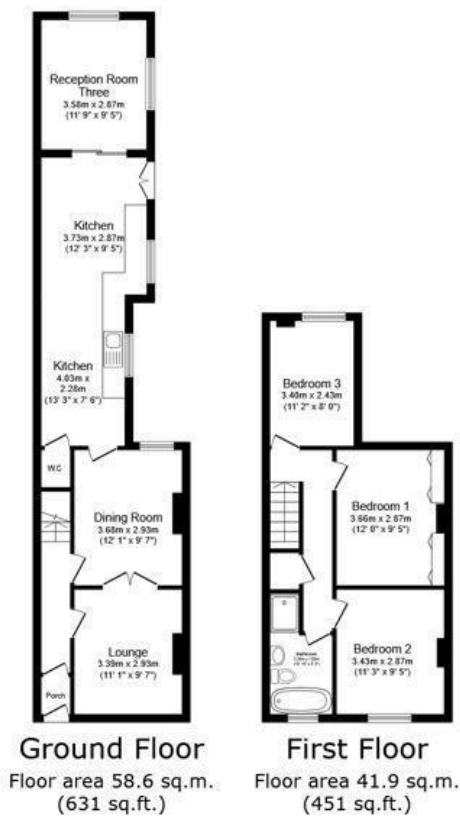


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Total floor area: 105.6 sq.m. (1,137 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

EPC

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

Map



Details

Type: House - Terraced Beds: 3 Bathrooms: 1 Receptions: 3 Tenure: Freehold

Summary

This beautiful, extended and refurbished, characterful freehold residence occupies a very convenient, popular and sought after location opposite Chester Road Railway Station, close to Wylde Green shops and excellent local schools.

The gas centrally heated accommodation, which retains many original features and charm, really must be viewed to be appreciated, double glazed throughout and briefly comprising;

Enclosed porch and reception hall with lovely tiled floor, lounge with feature gas fireplace, bay window and double doors to dining room having feature fireplace, side shelving and stripped timber flooring, kitchen/breakfast room having a range of comprehensive fitted units with oak work tops, including oven, hob, extractor, dishwasher, Baxi combi boiler, lantern window, double doors to side patio and double doors to third reception room with lantern windows. Three first floor double bedrooms all with feature fireplaces, bedroom one with two double wardrobes, bedroom two with hatch & ladder to boarded loft and family bathroom with separate shower cabinet.

Outside, front block paved driveway, good sized rear garden having block paved patio, extensive lawn, screening trees and shrubs, private gated trades access and rear double gated vehicle access approached from Lime Grove (giving access to number 40 and 42).

Features

- Beautiful period terraced residence
- Three double bedrooms
- Three reception rooms
- Extended and refitted kitchen
- Well appointed bathroom with separate shower
- Good sized landscaped garden
- Front drive and rear vehicle access
- Ground floor W.C
- Council Tax Band C
- Large Shed