



HUNTERS[®]
HERE TO GET *you* THERE

402 Chester Road North, Sutton Coldfield, B73 6RG

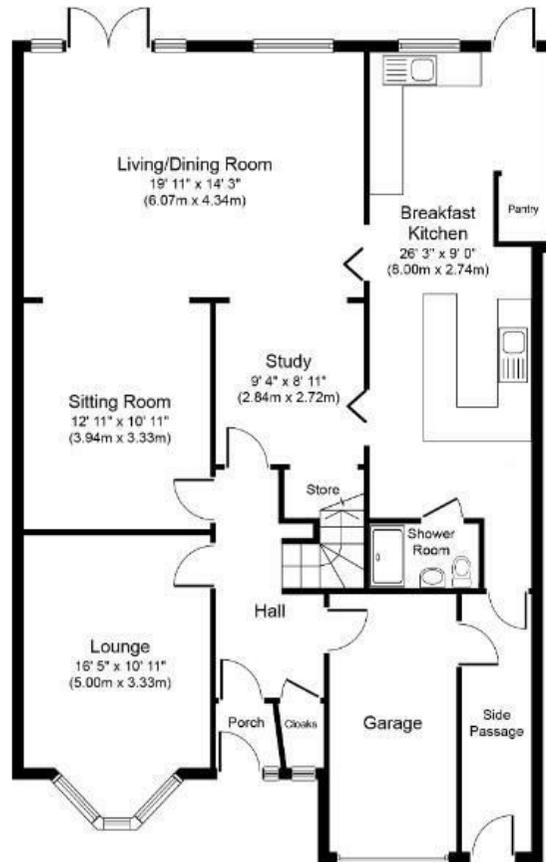
402 Chester Road North, Sutton Coldfield, B73 6RG

£425,000

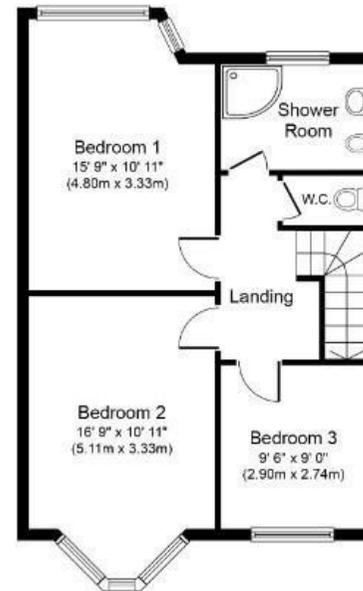
FURTHER £25,000 REDUCTION This very deceptively spacious, superbly maintained and very largely extended traditional family semi detached occupies a very convenient residential position, opposite Princess Alice retail park with a host of shopping facilities. Great local schools and public transport, as well as Sutton Park are also close by.

The gas centrally heated and double glazed accommodation has the unique benefit of a very large garden with rear vehicle access to Roylesden Crescent, also comprising; porch, hall with cloaks store, lounge, sitting room, study, lovely living/dining room, great sized fitted kitchen/breakfast room with pantry and shower room off. 3 large double bedrooms, shower room and separate WC completes the accommodation with large front drive and further garage with side passage.

Early viewing is essential.



Ground Floor
Approximate Floor Area
1,316 sq. ft.
(122.3 sq. m.)



First Floor
Approximate Floor Area
572 sq. ft.
(53.1 sq. m.)

LIVING/DINING ROOM

19'11 x 14'3

BREAKFAST KITCHEN

26'3 x 9

LOUNGE

16'5 x 10'11

SITTING ROOM

12'11 x 10'11

STUDY

9'4 x 8'11

BEDROOM ONE

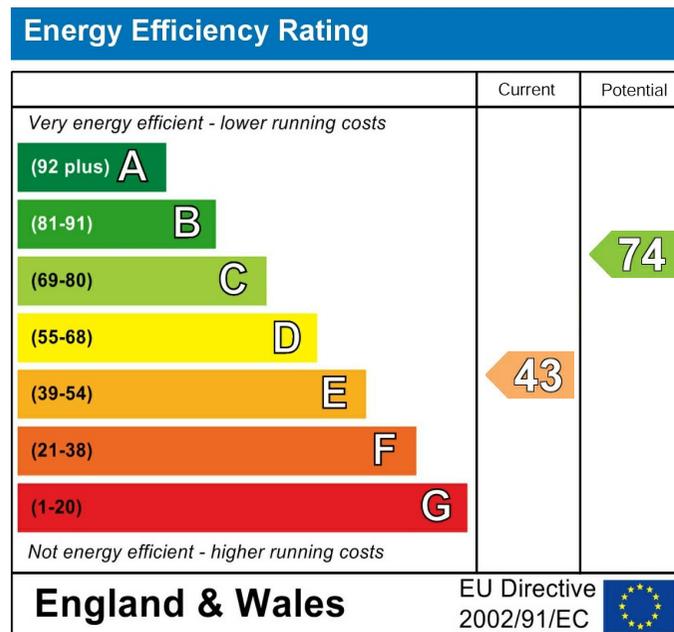
15'9 x 10'11

BEDROOM TWO

16'9 x 10'11

BEDROOM THREE

9'6 x 9



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.









