

Royal Road,

Sutton Coldfield, B72 1SP

Guide price £400,000

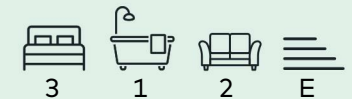
Why this home is chosen...

Having potential with a capital 'P', this spacious three/four bedroom family home is within walking distance of the town centre and all of its amenities. Being ripe for extensions and alterations (subject to planning) this property offers lots of opportunities.

A quick tour

Highlights of this property include:

- Superb central location
- Three double bedrooms to the first floor
- Further room to the ground floor currently used as bedroom
- Kitchen/Diner
- Study
- Garden Room
- Did we mention the potential?



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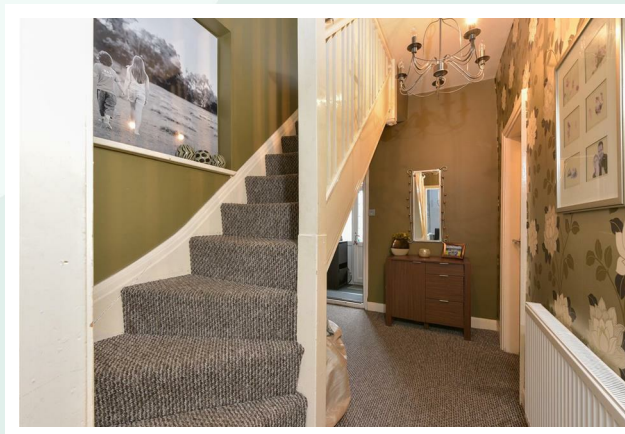
Come on in...



Living Room



Kitchen/Diner



Study



Bedroom One

VIEWING

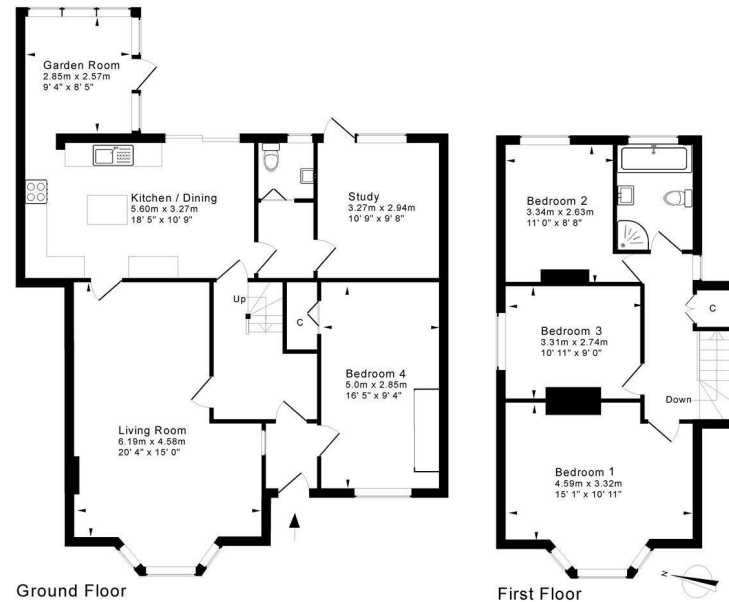
To view this property or for more information please contact the office on 0121 222 1180 or email on team@chosenhome.com

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FLOOR PLAN

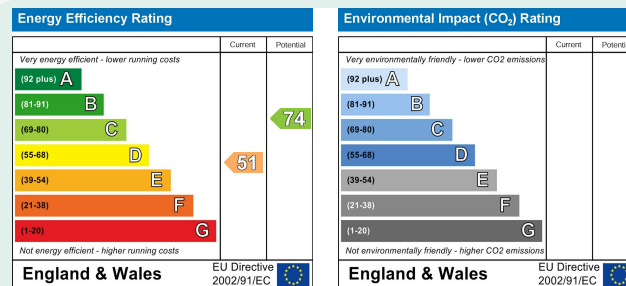


Approx. Gross Internal Floor Area : 1,550 Sq. Ft. / 144 Sq. M.
Includes Conservatories, Garages, Porches etc.
Plan Ref. 300-646j
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of text of the Particulars.

HYBRID MAP



ENERGY EFFICIENCY



DISCLAIMER

Chosen Home Limited charge a purchase fee of 1% plus VAT of the selling price which is payable by the purchaser on completion of the sale and is to be a condition of sale in the contract. It is for the sellers lawyers to collect this fee with the purchase price on completion. The estate agents costs must be sent to the estate agents by telegraphic transfer by the sellers solicitors prior to keys being released.

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