



147 Sutton Road
Mile Oak, B78 3PF



MARK BENTLEY
ESTATE AGENT



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A superb 6 bedroom 6 bathroom freehold detached family home with additional super 2 bedroom 2 bathroom guest cottage and a double garage, all set in large gardens.

2 miles from Tamworth and 4 miles from Sutton Coldfield and easy reach of the A5, A38, M6 Toll and M42

This wonderful family home has been most thoughtfully extended, improved and enhanced to a high standard by the current owner during their 34 years in residence.

The main residence includes 5 reception rooms, large open plan kitchen, 6 bedrooms (4 on the first floor and 2 on the ground floor) 6 bathroom/shower rooms (3 on the first floor and 3 on the ground floor), a kitchenette and a utility room.

The Guest Cottage includes a reception hall, large open plan kitchen and living room, a double bedroom and a shower room on the ground floor and a large double bedroom and bathroom on the first floor.

There is a separate detached double garage and a large gravel driveway providing parking space for numerous cars.

Comprehensive shopping facilities and amenities are available at both Tamworth and Sutton Coldfield including train services to Birmingham and London.

Local schools/colleges include Longwood primary (approx 1 mile), Landau Forte Academy QEMS Secondary School (approx. 3 miles) and South Staffordshire College (approx 3 miles).

Sutton Coldfield has 2 Grammar Schools, Bishop Vesey and Sutton Coldfield Grammar School for Girls.







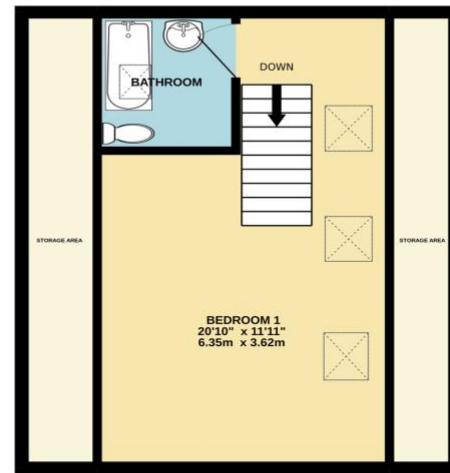
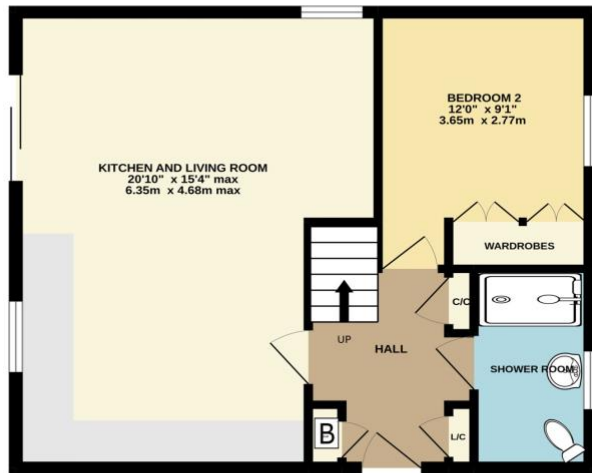




GROUND FLOOR
514 sq.ft. (47.8 sq.m.) approx.



1ST FLOOR
388 sq.ft. (36.0 sq.m.) approx.

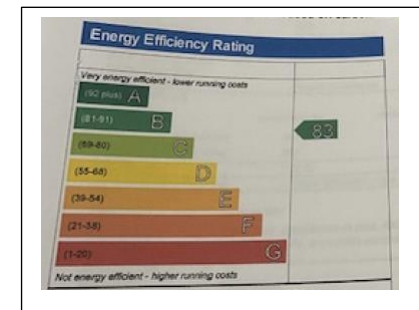


Guest Cottage - Floorplan

GUEST COTTAGE

TOTAL FLOOR AREA : 902 sq.ft. (83.8 sq.m.) approx.

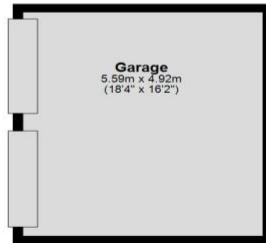
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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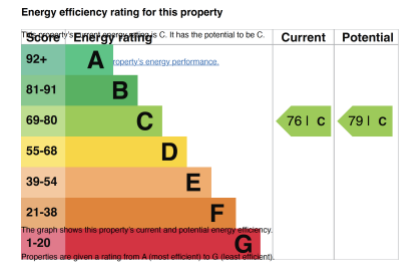




Main Residence - Floorplan



Total area: approx. 365.1 sq. metres (3930.0 sq. feet)
147 Sutton Road, Mile Oak, -



0121 353 6212

07768 035 065

mark@markbentley.co.uk

www.markbentley.co.uk



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All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Mark Bentley for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press.