

home4sale.co.uk  
rent.co.uk

7 Nevison Grove, Birmingham, West Midlands. B43 7PS

Offers in the region of £300,000 Freehold

FOR SALE





## PROPERTY DESCRIPTION

\*\*\*EXTENDED\*\*\*FOUR/FIVE BEDROOM\*\*\*WELL PRESENTED\*\*\*POPULAR PARK FARM ESTATE GREAT BARR\*\*\*EXTENDED LOUNGE/DINER WITH FEATURE FIRE PLACE\*\*\*EXTENDED KITCHEN WITH UTILITY AREA\*\*\*DOWNSTAIRS FAMILY BATHROOM\*\*\*WELCOMING ENTRANCE HALLWAY (IDEAL FOR USE AS OFFICE SPACE\*\*\*DOWNSTAIRS SNUG/BEDROOM FIVE\*\*\*FOUR UPSTAIRS BEDROOMS\*\*\*UPSTAIRS W.C.\*\*\*PRIVATE REAR GARDEN\*\*\*DRIVEWAY TO FORE\*\*\* A fantastic opportunity to purchase this spacious, extended four/five bedroom semi detached family home situated on the ever popular Park Farm Estate in Great Barr. Located within easy reach of sought after primary and secondary schooling, amenities and transport links. Accommodation in brief comprises, welcoming entrance hallway (large enough and ideal for use as office space), extended lounge/dining room, extended kitchen with utility area, downstairs family bathroom, snug/bedrooms five, four bedrooms upstairs upstairs and upstairs w.c. Outside is a private rear garden and driveway to the fore.

## FEATURES

- SPACIOUS AND EXTENDED
- FOUR/FIVE BEDROOMS
- EXTENDED LOUNGE/DINING ROOM
- EXTENDED KITCHEN WITH UTILITY AREA
- DOWNSTAIRS FAMILY BATHROOM
- WELCOMING ENTRANCE HALLWAY
- DOWNSTAIRS SNUG/BEDROOM FIVE
- FOUR UPSTAIRS BEDROOMS
- UPSTAIRS W.C.
- PRIVATE REAR GARDEN AND DRIVEWAY TO FORE



## ROOM DESCRIPTIONS

### Approach

Approached via an ample block paved driveway with door giving access to the accommodation.

### Entrance Hallway

A large entrance hallway which lends ideally to an office space, stairs rising to the first floor and doors giving access to:-

### Lounge/Dining Room

26' 03" x 12' 05" (8.00m x 3.78m)

### Kitchen/Breakfast Room

16' 01" x 6' 11" (4.90m x 2.11m)

### Downstairs Bathroom

7' 09" x 6' 09" (2.36m x 2.06m)

### Downstairs Snug/Bedroom Five

11' 03" x 7' 02" (3.43m x 2.18m)

### Landing

Having doors giving access to:-

### Bedroom One

12' 06" x 10' 03" (3.81m x 3.12m)

### Bedroom Two

12' 00" x 9' 04" (3.66m x 2.84m)

### Bedroom Three

9' 0" x 7' 0" (2.74m x 2.13m)

### Bedroom Four

7' 02" x 6' 11" (2.18m x 2.11m)

### WC

### Rear Garden

Having a patio area with the rest laid to lawn, borders housing shrubs and side access.







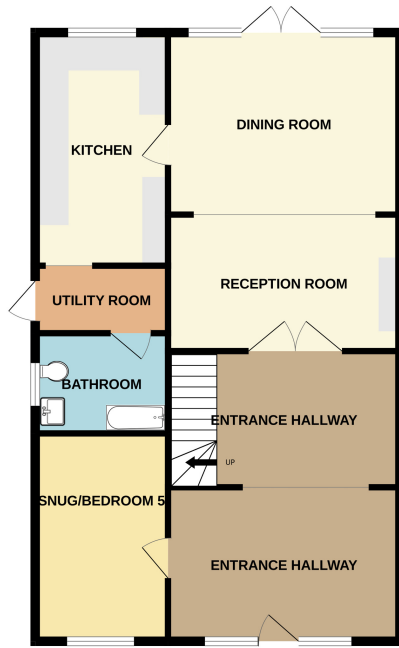




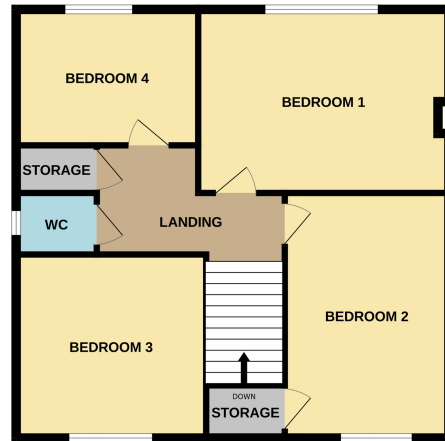


# FLOORPLAN

GROUND FLOOR



1ST FLOOR



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.  
Made with Metreplan ©2025