

59 BLUE CEDAR DRIVE
STREETLY
SUTTON COLDFIELD
B74 2AE


ASTON KNOWLES
CHARTERED SURVEYORS AND ESTATE AGENTS



ACCOMMODATION

This refurbished ground floor apartment is situated in a popular and convenient central location, within easy walking distance of local bus services and with access to well-regarded schooling for all age groups, if required.

The property benefits from UPVC double glazing, individually timer-controlled electric heaters, and a secure intercom and door release system to the main entrance.

KEY FEATURES

- Ground floor apartment
- Two bedrooms
- En-suite shower room
- Main Bathroom
- Attractive lounge
- Fitted kitchen
- Security intercom/door release

Approximate gross internal floor area: 635.07 Sq. Ft or 59 Sq. Meters

EPC Rating: C

These particulars are intended only as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page of the text.



Situation

This modern apartment is situated in a sought-after residential location close to the day to day amenities of Streetly village which includes a number of convenience stores, well-regarded eateries, a barbers, ladies clothing boutiques, salons, and an independent coffee shop. In nearby Mere Green there are M&S and Sainsbury's supermarkets together with an array of restaurants and coffee shops in the newly developed Mulberry Walk. In Sutton Coldfield town centre, there is a comprehensive range of shops and restaurants within the Gracechurch Shopping Centre.

Also nearby is Sutton Park, a designated Site of Special Scientific Interest offering great scope for walking, golf, and a variety of other outdoor pursuits.

Schooling includes Manor Primary School, Streetly Academy, Bishop Vesey's Grammar School, Sutton Coldfield Grammar School for Girls, and Highclare School. The property is within walking distance of Lindens Primary School. Purchasers are advised to check with the Council for up to date information on school catchment areas.

Description of Property

This well-presented ground floor apartment is situated in a popular and convenient central location, within easy walking distance of local bus services and with access to well-regarded schooling for all age groups, if required.

The property benefits from UPVC double glazing, individually timer-controlled electric heaters, and a secure intercom and door release system to the main entrance. A further advantage is the provision of two allocated parking spaces.

Set back from the road behind a driveway leading to the rear parking area, the apartment enjoys a pleasant approach with established shrubs and planting. Access is gained via a covered entrance leading into a communal reception hall and onwards

to the private accommodation.

Internally, the apartment comprises a reception hallway with storage and airing cupboards, an attractive lounge with front-facing windows, and an open-plan fitted kitchen. The kitchen includes a range of base and wall units, work surfaces, tiled splashbacks, integrated oven and hob with extractor and space for appliances.

There are two bedrooms, with the principal bedroom benefitting from fitted wardrobes and a en-suite shower room. A separate bathroom is fitted with a matching white suite. Both bedrooms are positioned to the rear of the property.

Terms

Local Authority: Walsall

Tax Band: C

Average area Broadband speed: 150 Mbps, 500 Mbs and 900 Mbs full fibre also available

Services

We understand that mains water, drainage, and electricity are connected.

Fixtures and Fittings

Only those items mentioned in the particulars are to be included in the price. All others are specifically excluded but may be available by separate arrangement.

Viewings

All viewings are strictly by prior appointment with agents Aston Knowles 0121 362 7878.

Disclaimer

Important notice

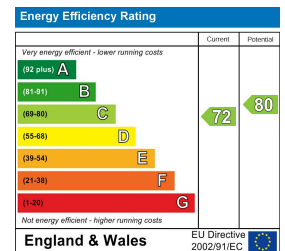
Every care has been taken with the preparation of these particulars, but complete accuracy cannot be guaranteed. If there is any point which is of particular interest to you, please obtain professional confirmation. Alternatively, we will be pleased to





check all of the information for you. These particulars do not constitute a contract or part of a contract. All measurements quoted are approximate. Photographs are reproduced for general information and cannot be inferred that any item shown is included in the price.

Photographs taken February 2026
Particulars prepared February 2026



Every care has been taken with the preparation of these Particulars, but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, please obtain professional confirmation. Alternatively, we will be pleased to check the information for you. These Particulars do not constitute a contract or part of a contract. All measurements quoted are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.

8 High Street, Sutton Coldfield, B72 1XA

0121 362 7878 • enquiries@astonknowles.com • www.astonknowles.com