



**17 Arden Croft, Birmingham, B46 1EX**  
**Asking price £360,000**



A must view! Exceptional extended four-bedroom family home, finished to a high standard throughout and offering generous living space, modern comforts, and a highly desirable location within the heart of Coleshill.

This impressive property has been thoughtfully extended to create four well-proportioned bedrooms and three modern bathrooms, making it ideal for growing families or those seeking flexible living accommodation. One of the standout features is the full air conditioning system installed throughout the property, providing year-round comfort throughout.

The ground floor offers excellent living space, including a spacious lounge and a dining area that flows beautifully into the rest of the home. Just off the dining room is a practical utility room, perfect for laundry and additional storage.

The kitchen and living areas are ideal for both family life and entertaining, while the layout ensures a bright, airy, and modern feel throughout. The three bathrooms add a real sense of luxury and convenience, p

