

Horton & Senate



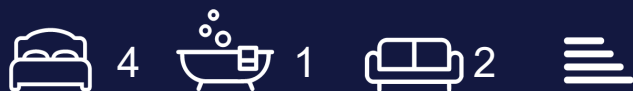
44 Whitemoor Drive, Shirley, Solihull, B90 4UL

£565,000

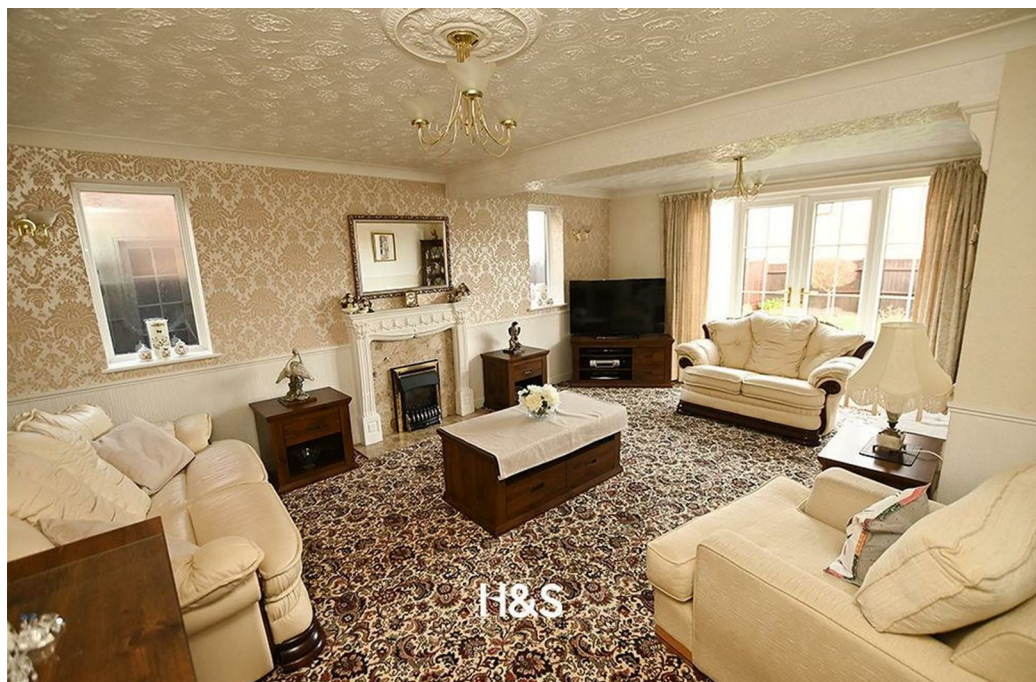
- Four Bedroom Detached
- Utility And Downstairs WC
- Single Garage
- Two Reception Rooms
- En Suite To Master Bedroom
- Sought After Location
- Spacious Kitchen
- Off Road Parking

44 Whitemoor Drive, Solihull B90 4UL

A generously-sized, four-bedroom detached residence on Whitemoor Drive, located in the highly desirable Monkspath area. The vicinity provides educational options for various age groups, with both public and private schools available for boys and girls. Solihull town center boasts an array of shopping amenities, including Touchwood and the John Lewis department store. Conveniently accessible via the A34, the property offers easy road connections to the M42 motorway, NEC, Birmingham International station, and Birmingham airport.



Council Tax Band: E



Description

Approach

Via tiled driveway with space for off road parking, and a lawn with bushes to the borders.

Ground floor

Hallway

Entry via front porch leading to the hallway, doors to the ground floor rooms, stairs to first floor.

Kitchen

Floor and wall based units, integrated oven and electric hob, sink with mixer tap, a central heating radiator, double glazed window to the front elevation. Access to the utility area.

Utility

Plumbing and space for a washer and tumble dryer, storage units with work surface over and a sink with a mixer tap. Access to downstairs WC and a storage cupboard. Door leading out to the rear garden and reception central heating radiator.

WC

WC and wash basin, a double glazed window to the rear elevation.

Reception

Large reception room with a feature fireplace and gas fire. French doors leading out to the rear garden, double glazed windows to the side elevation. Access to dining room.

Dining room

Double glazed window to the rear elevation, a central heating radiator, access to utility.

Rear Garden

Slabbed patio area leading out to a lawn with bushes and shrubs to borders. Tiled area at the rear of the garden and a wooden shed.

First floor

Landing

Doors leading to all first floor rooms, access to the loft.

Bedroom one

Double bedroom, two central heating radiators, two double glazed windows to the rear elevation, built in storage cupboards, access to en suite.

En suite

Walk in shower, WC, wash basin, double glazed window to the rear elevation, tiled floor and walls. Heated towel rail.

Bedroom two

Double bedroom with double glazed windows to the front elevation and a central heating radiator.

Bedroom three

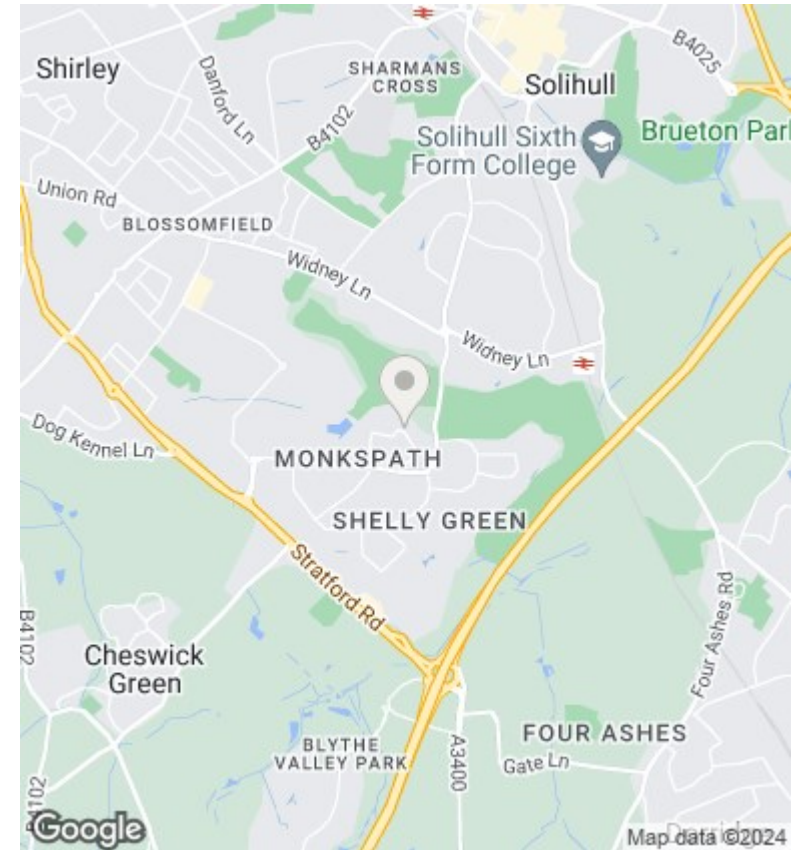
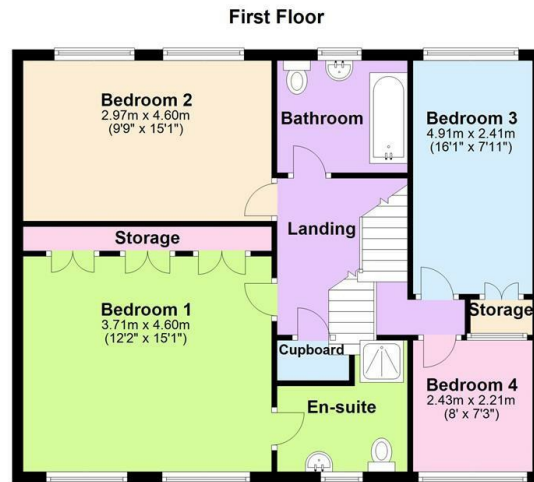
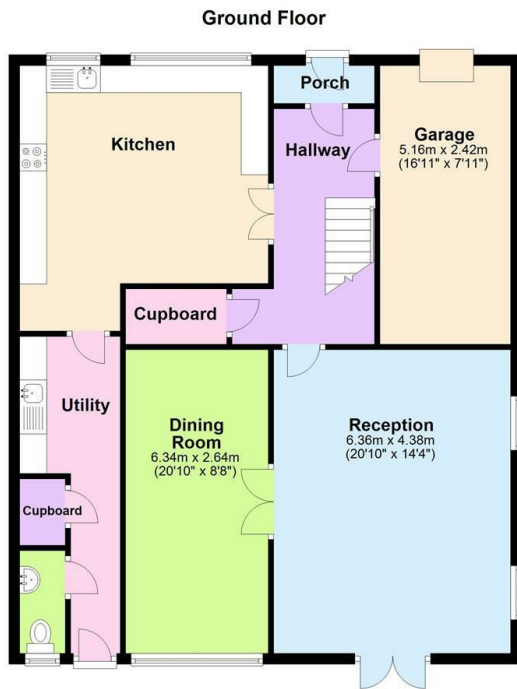
Double bedroom with double glazed windows to the front elevation and a central heating radiator. Built in storage cupboard.

Bedroom four

Double glazed window to the rear elevation and a central heating radiator.

Bathroom

Fully tiled floor and walls, bath with shower over. Wash basin, WC and a heated towel rail. Double glazed window to the front elevation.



Directions

179 Stratford Road, Shirley, Solihull, West Midlands, B90 3AU
0121 6630099

Viewings

Viewings by arrangement only. Call 0121 6630099 to make an appointment.

Council Tax Band

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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