

Horton & Senate



20 Deanbrook Close, Shirley, Solihull, B90 4XS

£318,000

- No Chain
- Large Rear Garden
- Potential To Extend (STPP)
- Well Presented Throughout
- Brand New Boiler Installed July 2024
- Single Garage
- Off Road Parking
- Sought After Location

20 Deanbrook Close, Solihull B90 4XS

Horton & Senate are pleased to present this stunning two bedroom semi detached house, sold with no upward chain in a desirable location, Monkspath.

Well Presented throughout, it offers two generous bedrooms, a bathroom, lounge, kitchen, conservatory and a large rear garden. Plus a single garage and driveway with space for off road parking.

Call us today to arrange a viewing!

New boiler installed July 2024

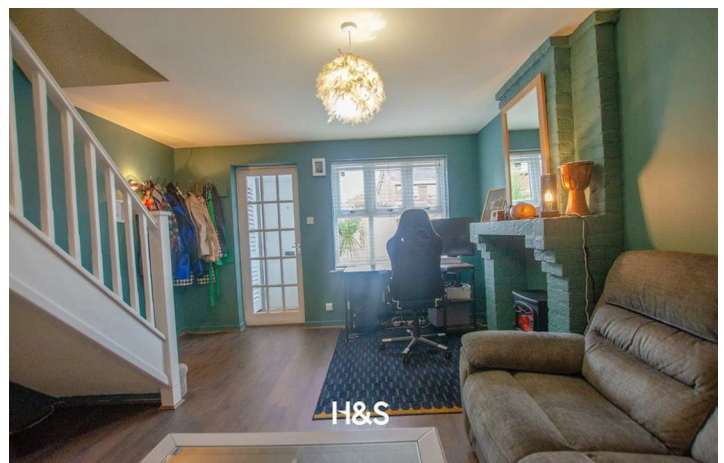
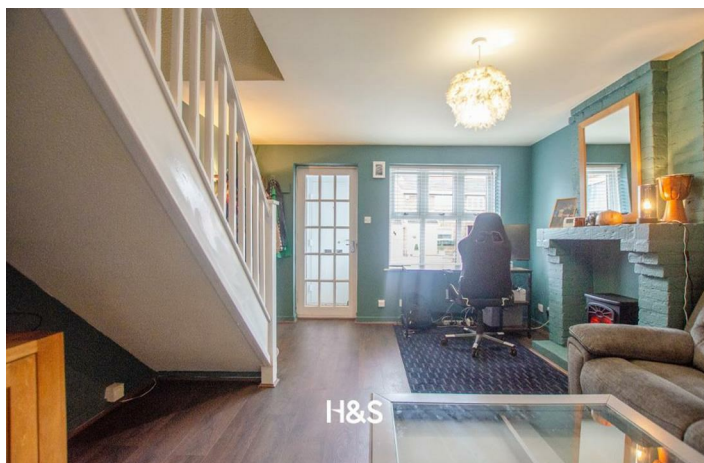
2

1

1

C

Council Tax Band: C



Description

Welcome to Deanbrook Close, Shirley, Solihull - a charming location that could be the perfect setting for your new home. This delightful two-bedroom semi-detached property boasts a generous rear garden, ideal for relaxing or entertaining guests on warm summer evenings.

Step inside to discover a modern and well-presented interior that is sure to impress. The property offers the potential to extend, subject to planning permission, allowing you to tailor the space to suit your needs and lifestyle.

Located in a sought-after area, this property provides not just a home, but a lifestyle. With its convenient location and the potential for expansion, this could be the opportunity you've been waiting for. Don't miss out on the chance to make this house your own and create lasting memories in this wonderful community.

Approach

Via driveway with space for off road parking, access to the garage and front porch.

First floor

Lounge

4.57m x 3.82m

Double glazed window to the front elevation, central heating radiator, feature fireplace and stairs to the first floor. Door leading to the kitchen.

Kitchen

A range of wall and floor based units with surface over and integrated appliances including oven, gas hob and dishwasher. Double glazed window to the rear elevation.

Rear garden

Tiled patio area leading to generous lawn.

First floor

Landing

Doors to all first floor rooms. Access to the loft.

Bedroom one

2.52m x 3.82m

Double bedroom with a double glazed window to the rear elevation, central heating radiator.

Bedroom two

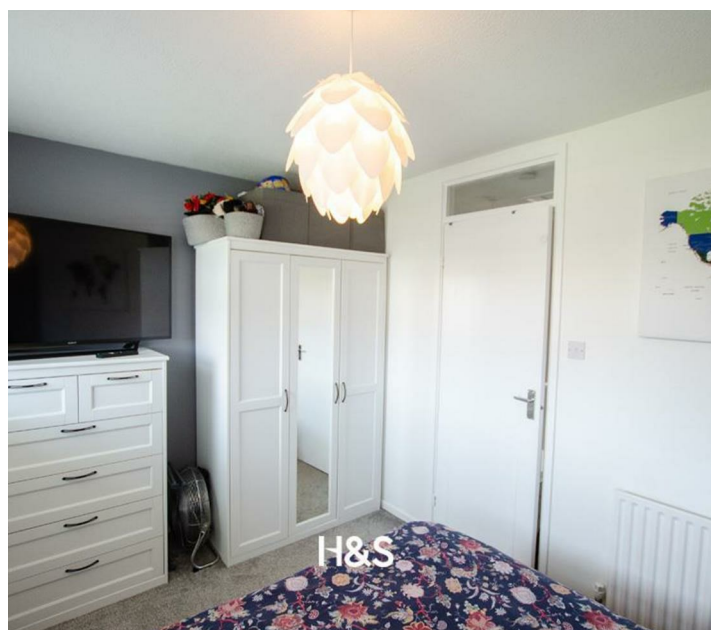
Double bedroom with a double glazed window to the front elevation, central heating radiator. Built in storage cupboard.

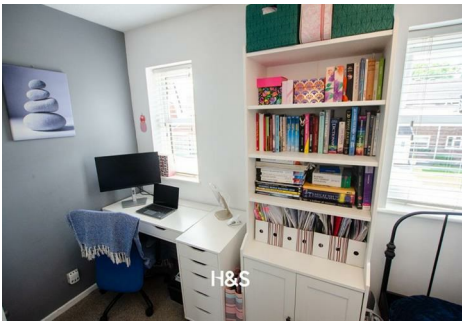
Bathroom

Bath with shower over, WC, wash basin with a storage cupboard under. A mirrored wall mounted cabinet and a heated towel rail. Double glazed window to the side elevation.

The Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017

'Intending purchasers will be required to produce identification documentation and proof of funding in order to comply with The Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017. More information can be made available upon request'.







Directions

Viewings

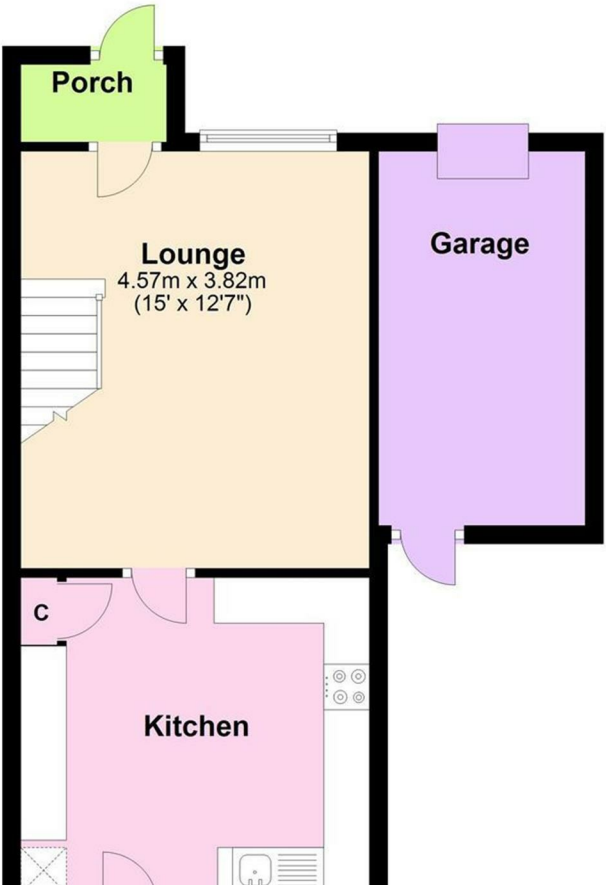
Viewings by arrangement only. Call 0121 663 0099 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Ground Floor



First Floor

