

Old Lode Lane,



£1,500

Old Lode Lane,

- Semi-Detached
- 3 Bedrooms
- Off-Road Parking
- Well Maintained
- 2 Reception Rooms
- Lockable Garage
- Garden
- Ideal Family Home

Tenure:

Council Tax Band: D

KLARICO estate agents proudly present this stunning 3-bedroom semi-detached property located within a prominent part of Solihull. Benefits from having an impressive rear garden and provides off road parking for multiple vehicles.

Nestled in the desirable area of Old Lode Lane, Solihull, this charming semi-detached house offers a perfect blend of comfort and convenience. Spanning an impressive 1,066 square feet, the property boasts three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you will find two inviting reception rooms that are well-lit, creating a warm and welcoming atmosphere. These versatile spaces can be tailored to suit your lifestyle, whether you envision a cosy lounge for relaxation or a vibrant area for entertaining guests. The natural light that floods these rooms enhances their appeal, making them perfect for both quiet evenings and lively gatherings.

The property features a well-appointed bathroom, ensuring that your daily routines are both comfortable and efficient. Additionally, the ample parking space for up to four vehicles is a significant advantage, providing convenience for families or those who enjoy hosting visitors.

Situated in a good location, this home offers easy access to local amenities, schools, and transport links, making it a practical choice for modern living. Whether you are looking to settle down in a friendly neighbourhood or seeking a property with potential for future growth, this semi-detached house on Old Lode Lane is certainly worth considering. Don't miss the opportunity to make this delightful residence your own.

Directions

Reception Room

3.33m x 3.58m (10'11" x 11'9")

Double glazed bay window to front, carpet laminate flooring, chimney breast, fireplace, wall mounted radiator, ceiling lights, wall lights, skirting, coving to ceiling

Living Room

3.67m x 3.26m (12'0" x 10'8")

Double glazed window to rear, double glazed door to rear, carpet laminate flooring, fireplace, chimney breast, ceiling light, skirting, wall mounted radiator

Kitchen

2.00m x 2.33m (6'7" x 7'8")

Double glazed window to side rear, double glazed door to rear, Lino laminate flooring, splash back tiling, tiled walls, ceiling lights, generous number of storage units, storage units, worktops, drainer sink with mixer tap, integrated gas cooker and extractor fan, integrated dish washer, integrated fridge freezer, integrated washing machine and drier

Utility

2.84 x 2.02 (9'3" x 6'7")

Double glazed door to rear, tile flooring, ceiling light, plumbing for white goods

Garage

4.17 x 2.02 (13'8" x 6'7")

Garage door, ceiling light, concrete flooring

Bedroom 1

3.67m x 3.23m (12'0" x 10'7")

Double glazed window to rear, carpet flooring, wall mounted radiator, skirting, ceiling light, fitted wardrobes

Bedroom 2

3.37m x 3.56m (11'1" x 11'8")

Double glazed bay window to front, carpet flooring, wall mounted radiator, skirting, ceiling light, fitted wardrobes

Bedroom 3

2.59m x 2.06m (8'6" x 6'9")

Double glazed window to front, carpet flooring, wall mounted radiator, skirting, ceiling light

Bathroom

1.69m x 2.35m (5'7" x 7'9")

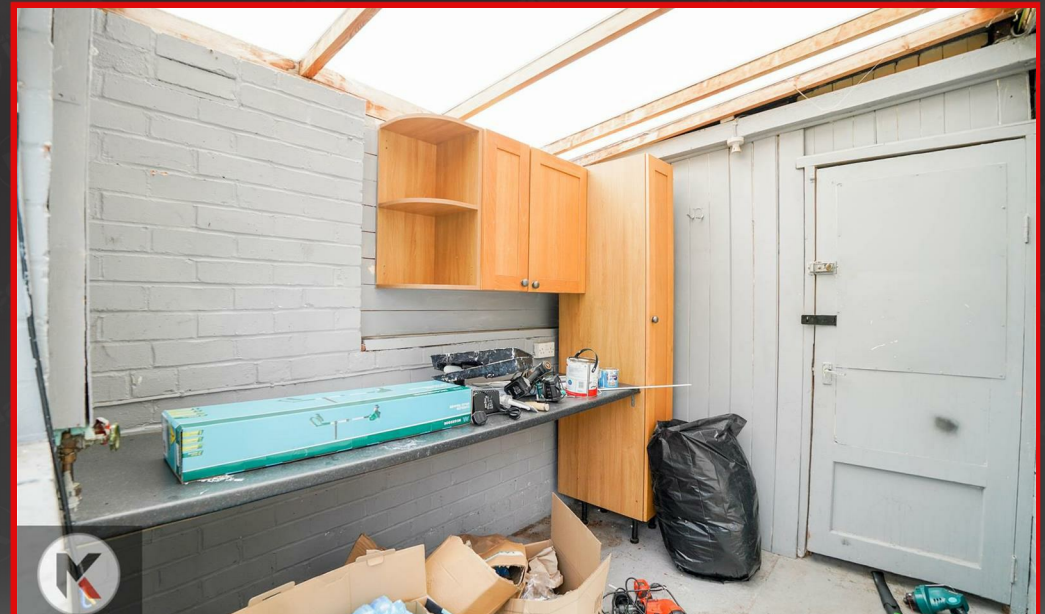
Privacy double glazed window to rear, Lino flooring, wall tiles, bathtub with mixer tap, shower unit over bath, pedestal sink with mixer tap, toilet, extractor fan, wall mounted radiator

Garden

Spacious garden, garden slabs, privacy from rear, Fence panels to boundaries, laid lawn, Hedge shrubs



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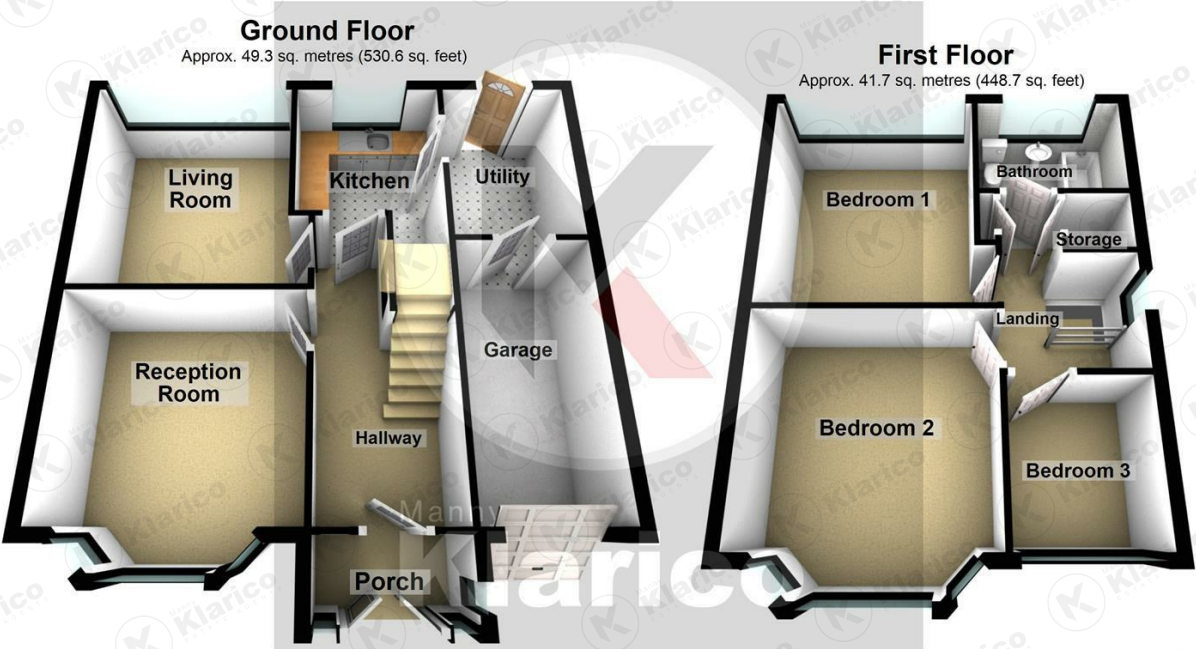
Old Lode Lane,



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Manny
Klarico
ESTATE AGENTS



Total area: approx. 91.0 sq. metres (979.4 sq. feet)

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		85	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

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