

Abbots Close, B93



PROPERTY ADDRESS
6 Abbots Close
Knowle
Solihull
B93 9PP

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		81
(55-68) D		
(39-54) E		
(21-38) F	66	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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solihull@vision-properties.co.uk

- Spacious 4-bedroom detached home with scope for modernisation and extension (STPP)
- Located in a quiet cul-de-sac in the heart of Knowle
- Private rear garden
- Driveway & Garage Parking

The property briefly comprises of:

Porch & Entrance Hallway
Welcoming entry point with space for coats and shoes, leading to the main hallway.

Downstairs Cloakroom / WC
A practical addition for guests and everyday convenience, located just off the entrance hall.

Reception Room (27'9" x 11'10")
A bright and spacious dual-purpose room with plenty of space for both living and dining — perfect for families and entertaining.

Kitchen / Breakfast Room (19'5" x 7'3")
A spacious kitchen area with ample storage and breakfast space, offering scope for redesign or open-plan living.

Dining Room (11'3" x 8'3")
Well-positioned next to the kitchen, a cosy and versatile room ideal as a snug, home office, playroom or hobby space with garden access.

Utility Room (8'10" x 7'4")
A useful, separate space for laundry and storage, ideal for keeping household tasks separate.

Garage (16'4" x 8'11")
Integral access with secure storage or potential for conversion (STPP).

First Floor:
Bedroom 1 (16'9" x 9'3")
A generously sized main bedroom offering plenty of space for fitted wardrobes or an en-suite addition.

Bedroom 2 (12'1" x 10'9")
Well-proportioned double room to front of the property.

Bedroom 3 (11'7" x 10'9")
Another comfortable double bedroom with flexibility for use as a guest room, nursery or home office.

Bedroom 4 (8'9" x 7'5")
A perfect single room or study, ideal for remote working or as a dressing room.



Your Text Here



Family Bathroom & WC
Offering excellent space to be refitted into a sleek, contemporary bathroom.

Exterior & Location
Private driveway and integral garage

Generous rear garden with potential for landscaping or extension (STPP)

Short stroll to Knowle High Street, local parks, and top-rated schools

Excellent transport links to Solihull, Birmingham, and motorway networks