



**DM & Co.**  
— SALES & LETTINGS —

6 Regan Avenue  
Shirley B90 2PD

Deceptively Spacious 5 Bedroom House,  
Beautifully Presented Throughout, Offered  
Unfurnished And Available Now!



## DETAILS

Deceptively spacious 5-bedroom house, beautifully presented throughout.

This impressive family home offers generous living space and a stylish finish throughout. The property features a welcoming porch and hallway leading to a large front reception room with a feature fireplace and a built-in TV unit space.

The heart of the home is the spectacular open-plan kitchen, dining, and family area, complete with double patio doors opening onto the rear garden. The kitchen boasts a feature island with barstools, with optional furnishings in the family space. There is also a utility room and an integral garage for added convenience.

On the first floor, there are four well-proportioned bedrooms, one with an ensuite shower room, and a family bathroom with bath, overhead shower, WC, and wash hand basin. The second floor is dedicated to the principal bedroom, which benefits from a modern shower ensuite.



Externally, the rear garden is part-paved with plenty of space for furniture and mainly laid to lawn, complemented by a garden shed and a small children's playhouse. Driveway parking is available, and the property is offered unfurnished and available immediately.

Council Tax: Solihull Band D



## LOCATION

Situated in the highly sought-after area of Shirley, Solihull, this property benefits from a convenient yet peaceful location. Local amenities, including shops, cafes, and restaurants, are just a short distance away, while well regarded schools make it ideal for families. Shirley Train Station is approximately a 10-minute walk, providing excellent rail links to Birmingham city centre and beyond. Excellent road connections also give easy access to Solihull town centre and the motorway network. Shirley Park and nearby green spaces offer pleasant outdoor areas for recreation and relaxation.



## GENERAL INFORMATION

Mobile Coverage In Your Area - EE, Vodafone, Three, O2

Broadband Coverage In Your Area - Openreach, Sky, Virgin

Basic - 9 Mbps

Superfast - 70 Mbps

Ultrafast - 1800 Mbps



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

FEATURES

- Deceptively Spacious 5-Bedroom House, Beautifully Presented Throughout
- Large Front Reception Room With Feature Fireplace And Built-In TV Unit Space
- Spectacular Open-Plan Kitchen, Dining And Family Area With Patio Doors To Garden
- Feature Kitchen Island With Barstools, Utility Room And Integral Garage
- Four Well-Proportioned Bedrooms On First Floor, Principal Bedroom With Ensuite Shower
- Part-Paved Rear Garden With Lawn, Garden Shed, Children’s Playhouse & EV Charging Point
- Holding Deposit - £692.00
- Security Deposit - £3461.53
- Offered Unfurnished
- Available Now

VIEWING

Book a viewing with Sole Agents DM & Co.  
Premium by phone or email:

📞 0121 775 0101

@ lettings@dmandcohomes.co.uk

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