



- Extensively Extended to the Ground Floor
- Convenient Location
- Four Double Bedrooms
- Viewings Highly Recommended

20 Barnfield Drive, Solihull, B92 0QB

A FANTASTIC OPPORTUNITY to acquire a STUNNING EXTENDED detached family home which MUST BE VIEWED to fully appreciate the spacious accommodation it has to offer. The property is ideally located for the borough's excellent local schools, Solihull town centre and all of its amenities including the renowned Touchwood Shopping Centre, Jaguar Land Rover, the Midlands motorway network and Birmingham International Airport. EPC Rating C.



Property Description

DETAILS

This beautifully presented family home simply must be viewed to appreciate what the current owners have achieved. In brief the accommodation affords porch, entrance hallway, lounge with bay window overlooking the front elevation, dining area, fitted kitchen and stunning family room which runs the width of the property.

To the first floor the galleried landing leads to a modern family bathroom and four good sized bedrooms with an en-suite shower room, walk in wardrobe and full height feature window to the master.

OUTSIDE

To the front of the property there is a large block paved driveway allowing the parking for several cars and single garage. Whilst to the rear there is a landscaped mainly laid to lawn garden with patio area.

VIEWINGS

At short notice with DM & Co. Homes on 0121 775 0101 or by email sales@dmandcohomes.co.uk.





GENERAL INFORMATION

Tenure: We are advised by the vendor that the property is Freehold with vacant possession upon completion. However, we would advise that you check this with your legal advisor before exchanging contracts.

Services: All mains services are connected to the property. However, it is advised that you confirm this at point of offer.

Local Authority: Solihull Metropolitan Borough Council.



OTHER SERVICES

DM & Co are pleased to offer the following services:-

Residential Lettings: If you are considering renting a property or letting your property, please contact the office on 0121 775 0101.

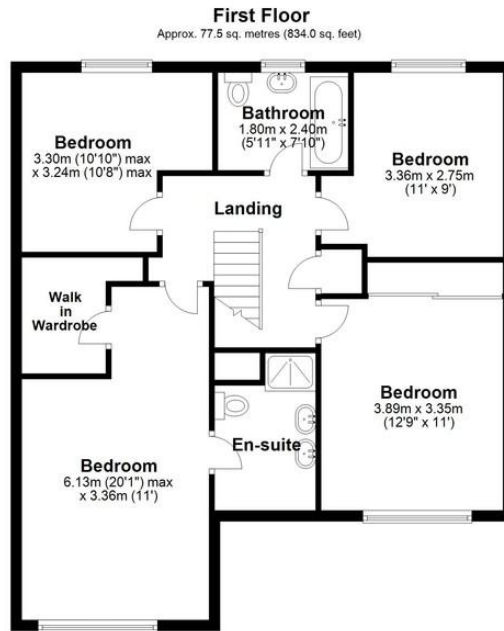
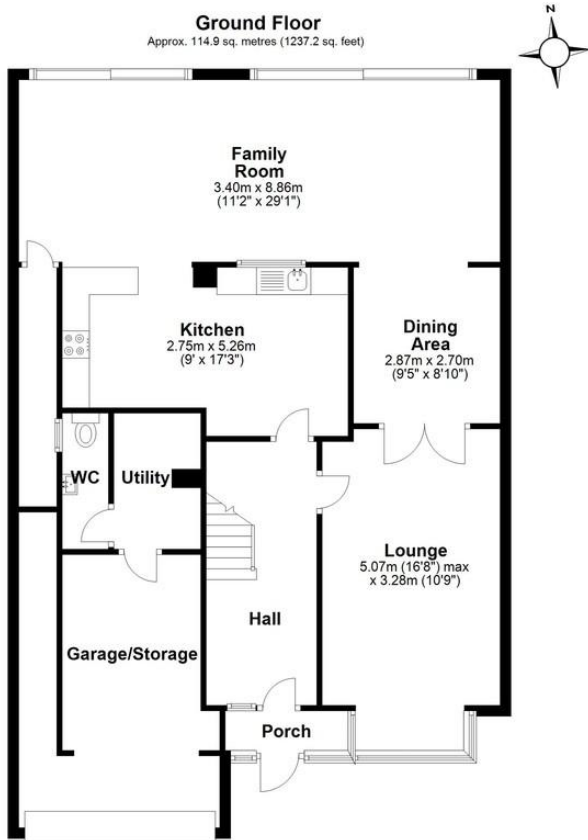
Mortgage Services: If you would like advice on the best mortgages available, please contact us on 0121 775 0101.



WANT TO SELL YOUR PROPERTY?

Call DM & Co. Homes on 0121 775 0101 to arrange your FREE no obligation market appraisal and find out why we are Solihull's fastest growing Estate Agency.

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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



Total area: approx. 192.4 sq. metres (2071.2 sq. feet)

Please note this plan is for illustration purposes only, this is not intended to be a measured survey or comply with RICS guidelines. All measurements are approximate and should be checked by prospective buyers/tenants. No responsibility is taken for any error, omission, or mis-statement.
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C		81	84
(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	

Environmental (CO ₂) Impact Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100) A			
(81-91) B			
(69-80) C		76	80
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	