



Marcot Road, Solihull, B92 7PS
Marketed by Tom Cooper powered by eXp



Description

Welcome to 86 Marcot Road – a well-presented three-bedroom semi-detached home offering both character and practicality in a popular residential spot.

To the front, there's a driveway providing off-road parking, while the rear of the property benefits from gated vehicular access and a garage with electric power – perfect for use as a workshop, home office, or additional storage.

Inside, a handy porch leads into a welcoming entrance hallway with useful storage and a convenient downstairs shower room. The front lounge is a cosy space with a bay window bringing in plenty of natural light. To the rear, the property opens up into a spacious and stylish open-plan kitchen, dining, and living area – ideal for modern family life. The kitchen is finished with bold blue units, giving a contemporary edge, and there's also a separate utility area and further built-in storage.

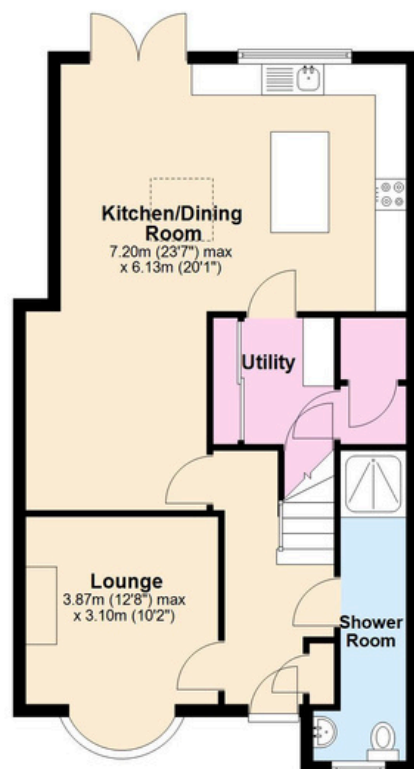
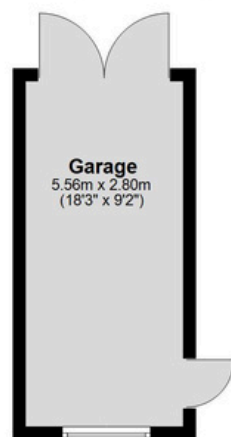
Upstairs are two generous double bedrooms, a third single room, and a smartly fitted family bathroom that mixes modern fixtures with a touch of industrial charm thanks to its exposed brick feature wall.

The rear garden offers great versatility with a decked seating area, lawn, and a block-paved section with space to park. Double gates give access from the rear, adding even more convenience to this already practical home.

A great opportunity for growing families or anyone looking for a blend of space, style, and flexibility.

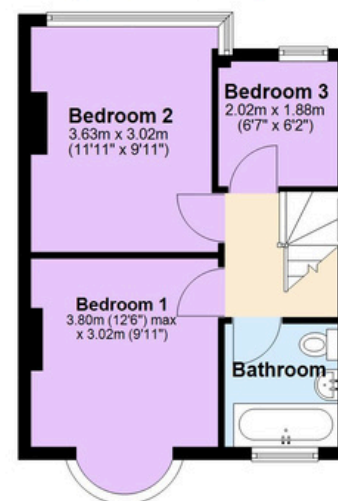
Ground Floor

Approx. 78.1 sq. metres (841.2 sq. feet)



First Floor

Approx. 32.7 sq. metres (352.2 sq. feet)



Total area: approx. 110.9 sq. metres (1193.4 sq. feet)





Why sell with Tom?

As an experienced estate agent covering Solihull, Birmingham, and Warwickshire, I take pride in delivering a fresh and innovative approach to buying and selling properties. With **over 10 years of experience**, I've built a bespoke agency that prioritizes a personal and modern service designed to make your property journey seamless and **stress-free**. Communication is key, which is why I offer a direct line for my clients to call, text, or WhatsApp me anytime with a guaranteed response. My services are available **seven days a week**, including evenings, ensuring you can reach me at a time that suits you. I operate on a **no sale, no fee** basis with no upfront commission or lengthy tie-in periods, giving you peace of mind and flexibility. I offer **professional photography**, detailed floor plans, and engaging video tours, all tailored to showcase your home at its best. Unlike traditional agencies, I don't believe in tying clients into long contracts. Instead, I focus on delivering results and providing a service that speaks for itself. Let me show you how selling your home should be done.

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TOM COOPER

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