



### Clifton Crescent, Solihull, B91 3L £550,000

- Cul-de-sac Location
- Detached Family Home
- Lounge/Dining Room
- Guest W.C
- Modern Re-fitted Kitchen

- Four Bedrooms
- Modern Family Bathroom
- Pleasant Rear Garden
- Garage
- Driveway



# SCAN TO VIEW VIRTUAL TOUR

3 Drakes Cross Parade, Hollywood, Birmingham B47 5HD p: 01564 660950 e: sales@drakesestateagents.co.uk w: drakesestateagents.co.uk

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#### Porch

Entrance Hall

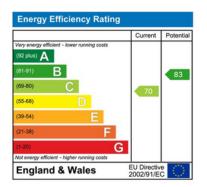
Guest W.C

Lounge/Dining Room - 7.29m x 3.53m (23'11" x 117") Kitchen to rear - 3.86m x 2.49m (12'8" x 8'2") Bedroom One to rear - 3.81m x 3.56m (12'6" x 11'8") Bedroom Two to front - 3.51m x 2.95m (11'6" x 9'8") Bedroom Three to front - 3.07m x 2.82m (10'1" x 9'3") plus fitted wardrobes

Bedroom Four to rear - 2.49m x 1.85m (8'2" x 6'1") Bathroom - 2.57m x 1.96m (8'5" x 6'5")

## This family home sits back from the road behind a block paved driveway that leads to the garage and has adjoining fore garden.

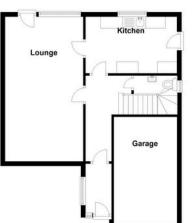
There is a double-glazed porch with a door leading into the entrance hall, which has stairs rising to the first floor and doors radiating off to the ground floor accommodation including the guest W.C. There is a dual aspect lounge/dining room, with a feature fireplace and door to the garden. The beautiful kitchen has been re-fitted and has an array of modern storage units and appliances. On the first floor you can find four bedrooms and a modern family bathroom. The pleasant rear garden is mainly laid to lawn with a paved patio area and well-stocked shrub borders.



### COUNCIL TAX BAND: E EPC Rating: C Tenure: Freehold

Ground Floor

First Floor





The vendor advises that the property is Freehold. Drakes Estate Agents will not be held responsible should this information be incorrect, and we request that your conveyancing solicitor verifies this throughout the conveyancing procedure. Total area: approx. 102.4 sq. metres (1102.2 sq. feet)

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