



14 Dorchester Court, B91 1LL
Sale Price Offers in Excess of £270,000



**Love
Property Co.**

14 Dorchester Court, Dorchester Road, Solihull, B91 1LL

Tenure - Freehold
EPC Rating – C
Council Tax Band - D

Love Property Co are pleased to offer this sought after and large 796.4 sq. feet (74.0 sq. metres) well-presented and homely two double bedroom ground floor apartment with communal off-road parking and patio/terrace. Located close to the amenities in Solihull Town Centre and within walking distance of Solihull Station. Benefiting from double glazing, gas central heating and comprising of secure communal entrance with intercom system, entrance hallway with fitted storage, large lounge/diner with access to patio/terrace overlooking communal gardens, refitted kitchen, both bedrooms with fitted wardrobes and refitted shower room.



PROPERTY MEASUREMENTS:

LOUNGE/DINER –

19' 8" x 15' 0" (6.00m x 4.56m)

KITCHEN –

9' 0" x 9' 10" (2.74m x 3.00m)

BEDROOM ONE –

12' 10" x 12' 5" (3.90m x 3.78m)

BEDROOM TWO –

9' 11" x 10' 6" (3.03m x 3.21m)

SHOWER ROOM –

6' 11" x 6' 8" (2.10m x 2.03m)

TOTAL - 796.4 sq. feet (74.0 sq. metres)

TENURE - Leasehold with 126 years remaining

GROUND RENT - None

GROUND RENT REVIEW PERIOD – N/a

SERVICE CHARGE - £1500.00 per annum

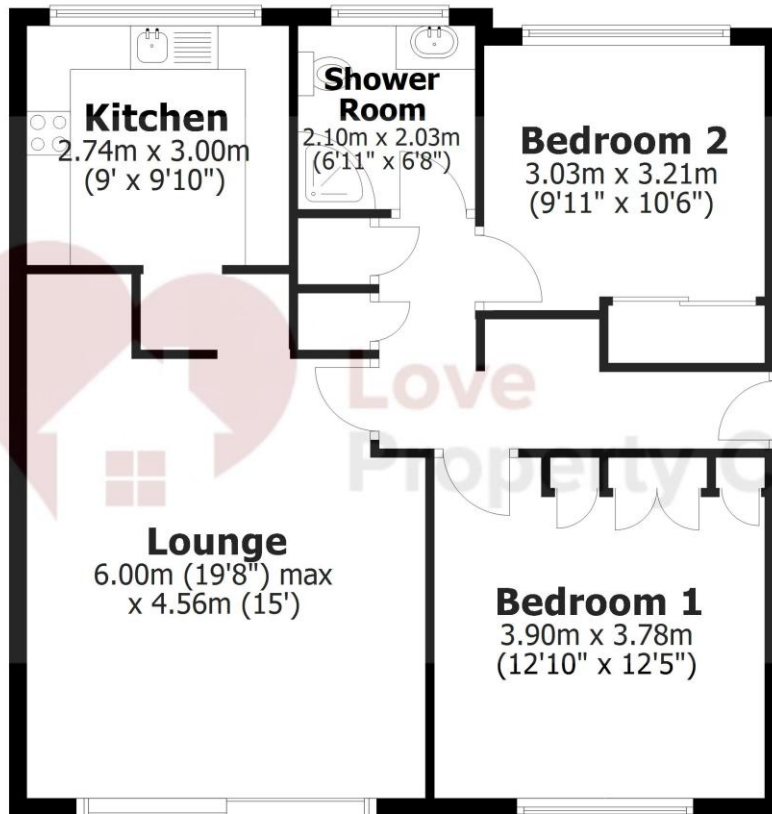
MONEY LAUNDERING REGULATIONS

Prior to a sale being agreed, prospective purchasers will be required to produce identification documents. Your co-operation with this, in order to comply with Money Laundering regulations, will be appreciated and assist with the smooth progression of the sale.



Floor Plan

Approx. 74.0 sq. metres (796.4 sq. feet)



Total area: approx. 74.0 sq. metres (796.4 sq. feet)



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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