



**Preece Properties**

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Apartment 20, Wellwood, 379, Lichfield Road,  
£235,000

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Welcome to this light-filled, low-maintenance two-bedroom apartment on the first floor of a well-kept modern development, ideally positioned for Mere Green, Four Oaks, and Butlers Lane train stations.

Built by Walton Homes 15 years ago, this apartment sits within a peaceful and attractive residential setting and has been lovingly owned by the same person since new. It was her first home one that's been cared for and cherished ever since. A few years ago, her partner joined her here, and now they're ready for their next chapter together. Leaving comes with emotion and many happy memories.

The secure main entrance leads into a clean, well-maintained communal hallway with lift access to all floors, making the apartment ideal for a wide range of buyers.

Inside, a spacious entrance hall flows into the bright and airy open plan kitchen, living and dining area. A recently fitted crisp white kitchen blends style with practicality, and large windows flood the room with natural light. It's a welcoming, easy space to relax or entertain.

There are two well-proportioned bedrooms, a stylish family bathroom, and a generous amount of built-in storage, which is always a bonus in apartment living.

Outside, residents can enjoy a communal garden, and this apartment comes with its own allocated parking space a real convenience in this popular location.

You're within walking distance of Mere Green, with its fantastic mix of independent shops, restaurants, bars, gyms, and cafés, and just minutes from both Four Oaks and Butlers Lane train stations, offering quick access into Birmingham and beyond.

Whether you're a first-time buyer, downsizer, or even looking for a smart buy-to-let investment, this home offers space, light, and a location that truly works all wrapped in warmth and comfort.





- First floor apartment in a well-maintained, modern development
- Two spacious bedrooms filled with natural light
- Secure entrance and lift access to all floors
- Communal garden for residents to enjoy
- Short walk to both Four Oaks and Butlers Lane train stations
- Newly fitted white kitchen with open plan living, dining and kitchen space
- Stylish family bathroom and generous internal storage
- Allocated car parking space
- Walking distance to Mere Green's shops, bars, restaurants, gyms and cafés
- Ideal for first-time buyers, downsizers or buy-to-let investors

