

for sale

offers over **£440,000** Freehold



Withybrook Road Shirley SOLIHULL B90 2RZ

- Energy Rating: E
- Detached Home
- Lounge, Kitchen Diner and Utility
- Five Bedrooms
- Family Bathroom and Guest W.C





# Property Details

## Entrance Porch

Double glazed window to the front and side, double glazed door to the front, and double glazed door to

## Entrance Hall

Stairs rising to the first floor landing and door to

## Lounge 14' 11" x 11' 8" ( 4.55m x 3.56m )

Double glazed bow window to the front, door to

## Kitchen Diner 15' x 10' 7" ( 4.57m x 3.23m )

Double glazed window to the rear, double glazed sliding door to the rear, a range of wall and base units, a one and a half bowl sink and drainer, storage cupboard and door to

## Utility Room

Double glazed window to the rear, double glazed door to the rear, a range of wall and base units, double drainer sink and space for a washing machine

## Guest W.C

Single glazed window to the side, low level wc and hand wash basin

## First Floor Landing

Loft access, storage cupboard housing a hot water tank, warm air system and doors to

## Bedroom 1 14' x 8' 6" ( 4.27m x 2.59m )

Double glazed window to the front and built in wardrobe

## Bedroom 2 10' 7" x 8' 6" ( 3.23m x 2.59m )

Double glazed window to the rear and built in wardrobe

## Bedroom 3 13' 2" x 8' ( 4.01m x 2.44m )

Double glazed window to the front

## Bedroom 4 9' 8" x 8' ( 2.95m x 2.44m )

Double glazed window to the rear

## Bedroom 5 6' 9" x 6' 6" ( 2.06m x 1.98m )

Double glazed window to the front and built in storage

## Family Bathroom

Double glazed obscure window to the rear, double shower cubicle with mixer shower, low level w.c, and hand wash basin

## Externally

To the rear is a garden with patio area, lawn, plants, shrubs and side gate access. To the front is off road parking for multiple vehicles leading to an integral garage

## Garage 18' 7" x 7' 11" min ( 5.66m x 2.41m min )

Up and over door and door to





To view this property please contact Connells on

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Property Ref: KTH309372 - 0020

Tenure:Freehold EPC Rating: E

Council Tax Band: E

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