



**Broadoaks Streetsbrook Road, Solihull B91 1QY**



**welcome to**

## **Broadoaks Streetsbrook Road, Solihull**

A fantastic opportunity to acquire a luxury two bedroom upper floor apartment in the popular complex of Broadoaks. The property is within close proximity to local amenities, within walking distance of Solihull town centre, railway stations and transport links.

##Invalid Field Name##

### **Entrance**

Secure communal entrance with stairs or lift access to upper floors.

### **Entrance Hall**

Door to front. Electric heater, telecommunications and access to storage cupboard (housing the boiler).

### **Open Plan Kitchen-Lounge**

21' 9" plus door recess x 11' 11" max ( 6.63m plus door recess x 3.63m max )

#### **Kitchen Area**

A range of wall and base units with sink and drainer. Integrated appliances (oven, electric hob, fridge-freezer, dishwasher & washing machine). Extractor fan over.

### **Lounge Area**

Double glazed Juliet balcony to rear and double glazed window to rear. Electric heater.

### **Bedroom One**

14' 11" x 8' 10" max ( 4.55m x 2.69m max )

Double glazed window to rear. Electric heater and built-in-wardrobe.

### **Ensuite**

Wall mounted toilet, hand wash basin with vanity unit. Walk in shower. Heated towel rail and floor to ceiling tiles.

### **Bedroom Two**

11' 2" x 6' 10" ( 3.40m x 2.08m )

Double glazed window to rear. Electric heater.

### **Bathroom**

Wall mounted toilet, hand wash basin with vanity unit and bath with screen and wall mounted shower over. Heated towel rail and floor to ceiling tiles.





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## Broadoaks Streetsbrook Road, Solihull

- BROADOAKS COMPLEX
- TWO BEDROOM UPPER FLOOR APARTMENT
- OPEN PLAN KITCHEN-LOUNGE
- MASTER WITH ENSUITE
- BATHROOM

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 250 years from 30 Sep 2021. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£220,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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Property Ref:  
SLY110996 - 0008

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