



Skelcher Road, Shirley, Solihull, B90 2EZ

welcome to

Skelcher Road, Shirley, Solihull

Nestled in the popular residential area of Shirley offers a well presented and extended three bedroom semi-detached, with an impressive amount of ground floor space, perfectly suited for a growing family, The property is also in close proximity to local amenities and well regarded schools.



Agent Note

The Council Tax Band is C.

Entrance Porch

Obscure double glazed door to front. Obscure double glazed window to front.

Entrance Hall

Obscure single glazed door and window to front. Central heating radiator.

Reception Room

11' 5" excluding bay x 11' 4" into recess (3.48m excluding bay x 3.45m into recess)
Double glazed bay window to front. Central heating radiator.

Second Reception Room

11' 11" plus door recess x 11' 4" into recess (3.63m plus door recess x 3.45m into recess)
Double glazed sliding door to rear. Central heating radiator and gas fire.

Third Reception Room

18' 5" plus door recess x 7' 4" (5.61m plus door recess x 2.24m)
Three double glazed sky lights to side. Double glazed door to rear. Central heating radiator.

Kitchen

(Not measured, please ensure it meets your requirements) Obscure double glazed window to side and double glazed sky light to side. A range of wall and base units with sink and drainer. Space for free standing appliances (fridge-freeze, cooker with extractor hood over). Central heating radiator, access to boiler and tiling to splash prone areas.

Utility

7' 7" plus door recess x 5' 11" (2.31m plus door recess x 1.80m)
Double glazed window and door to rear. A range of wall and base units with space for free standing appliances (dishwasher, washing machine & tumble drier). Tiling to splash prone areas.

Downstairs Shower Room

Obscure double glazed window to side. Low level toilet, hand wash basin with vanity unit and shower cubicle. Heated towel rail and floor to ceiling tiles.

Landing

Obscure double glazed window to side. Access to loft.

Bedroom One

(Not measured, please ensure it meets your requirements) Double glazed bay window to front. Central heating radiator. Fitted Wardrobes.

Bedroom Two

11' 11" x 9' 4" to wardrobe (3.63m x 2.84m to wardrobe)
Double glazed window to rear. Central heating radiator, built-in-wardrobe and ceiling fan.

Bedroom Three

8' 1" x 7' 1" (2.46m x 2.16m)
Double glazed window to rear. Central heating radiator.

Bathroom

Obscure double glazed window to rear. Low level toilet, hand wash basin with pedestal and bath with screen and hoist. Central heating radiator, access to storage cupboard and floor to ceiling tiles.

Rear Garden

Steps descending to patio area with gravel, flower beds with an array of plants, shrubs and bushes. Laid lawn and space for several sheds.

Parking

Off road parking.



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Skelcher Road, Shirley, Solihull

- EXTENDED THREE BEDROOM SEMI-DETACHED
- THREE RECEPTION ROOMS
- KITCHEN WITH SEPARATE UTILITY
- DOWNSTAIRS SHOWER ROOM
- BATHROOM

Tenure: Freehold EPC Rating: D

offers over

£385,000



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Please note the marker reflects the postcode not the actual property



Property Ref:
SLY110261 - 0002

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