



Hartlebury Close

Dorridge, Solihull

- A Very Well Presented Two Bedroom Retirement Bungalow
- Fitted Kitchen & Modern Shower Room
- Private Southerly Facing Patio Leading to Communal Gardens
- No Upward Chain

Offers Over £250,000

Current EPC Rating - B
Current Council Tax Band - C





Property Description

A well presented mid-terrace retirement bungalow being sold with the benefit of no upward chain. Offering accommodation comprising a spacious lounge/diner, fitted kitchen, two bedrooms, wet room, residents parking and a private Southerly facing patio leading to well maintained communal gardens



Rooms & Measurements

Spacious Lounge/Diner to Front 5.41m x 3.1m (17'9" x 10'2")

Fitted Kitchen to Front 3.51m max x 2.77m max (11'6" max x 9'1" max)

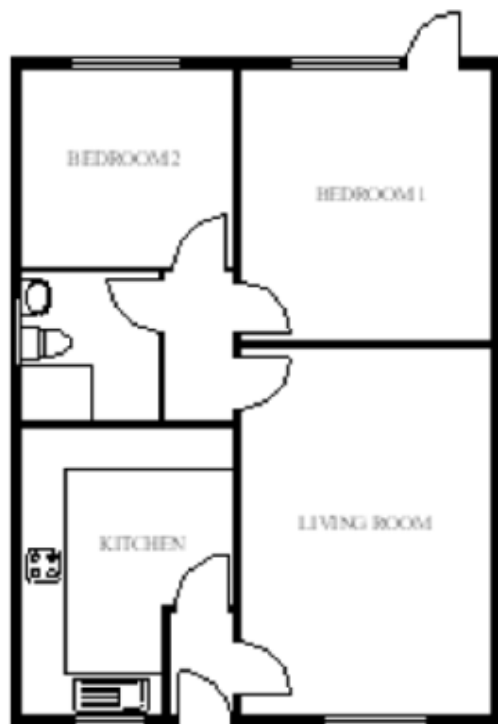
Bedroom One to Rear 3.51m x 3.07m (11'6" x 10'1")

Bedroom Two to Rear 2.82m x 2.34m (9'3" x 7'8")

Wet Room 2.21m x 1.68m (7'3" x 5'6")

Tenure

We are advised by the vendor that the property is leasehold with approx. 111 years remaining on the lease, a service charge of approx. £1,800 per annum and no ground rent payable as the property benefits from a share of the communal lease. We would advise all interested parties to obtain verification through their own solicitor or legal representative. EPC supplied by Vendor. Current council tax band – C



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.