



smarthomes

**Greswolde Road**

Solihull

- A Very Well Presented Three Bedroom Family Home
- Extended Breakfast Kitchen & Through Lounge/Diner
- Delightful Westerly Facing Rear Garden
- Garage with Utility Area & Driveway Parking

**Offers Over £500,000**

Current EPC Rating - TBC  
Current Council Tax Band - E







## Property Description

A very well presented and extended semi-detached family home situated in a most sought after location and offering accommodation comprising a spacious through lounge/diner, extended breakfast kitchen, guest W.C, three good size bedrooms, re-fitted four piece family bathroom, delightful mature Westerly facing rear garden, side garage with utility area and driveway parking

Solihull is situated in the heart of England and is considered to be one of the most highly sought after residential areas in the country boasting a range of local amenities including excellent schools, colleges, parks, restaurants, bars and an excellent variety of shopping centres including Touchwood shopping centre and Resorts World. Solihull has convenient road networks linking the M42, M6, M40, M1 and M5 giving easy access to the NEC Arena, Birmingham International Airport and Railway Station

The property is located on the same road as Oak Cottage Primary School and only a short walk to Langley Secondary School, Dovehouse Parade, West Warwickshire Sports Complex and both Solihull and Olton Train Stations. Solihull Town Centre and it's General Hospital are also both within walking distance.





## Rooms & Measurements

Spacious Through Lounge/Diner 9.12m x 3.63m (29'11" x 11'11")

Extended Breakfast Kitchen to Rear 4.8m x 4.19m (15'9" x 13'9")

Bedroom One to Front 4.93m x 3.35m (16'2" x 11'0")

Bedroom Two to Rear 3.81m x 3.66m (12'6" x 12'0")

Bedroom Three to Front 3.3m max x 2.24m max (10'10" max x 7'4" max)

Re-Fitted Four Piece Family Bathroom

Side Garage with Utility Area 5.26m x 2.44m (17'3" x 8'0")

Tenure

We are advised by the vendor that the property is freehold. We would advise all interested parties to obtain verification through their own solicitor or legal representative.

EPC supplied by Nigel Hodges.  
Current council tax band – E





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