



smarthomes

New Meadow Close

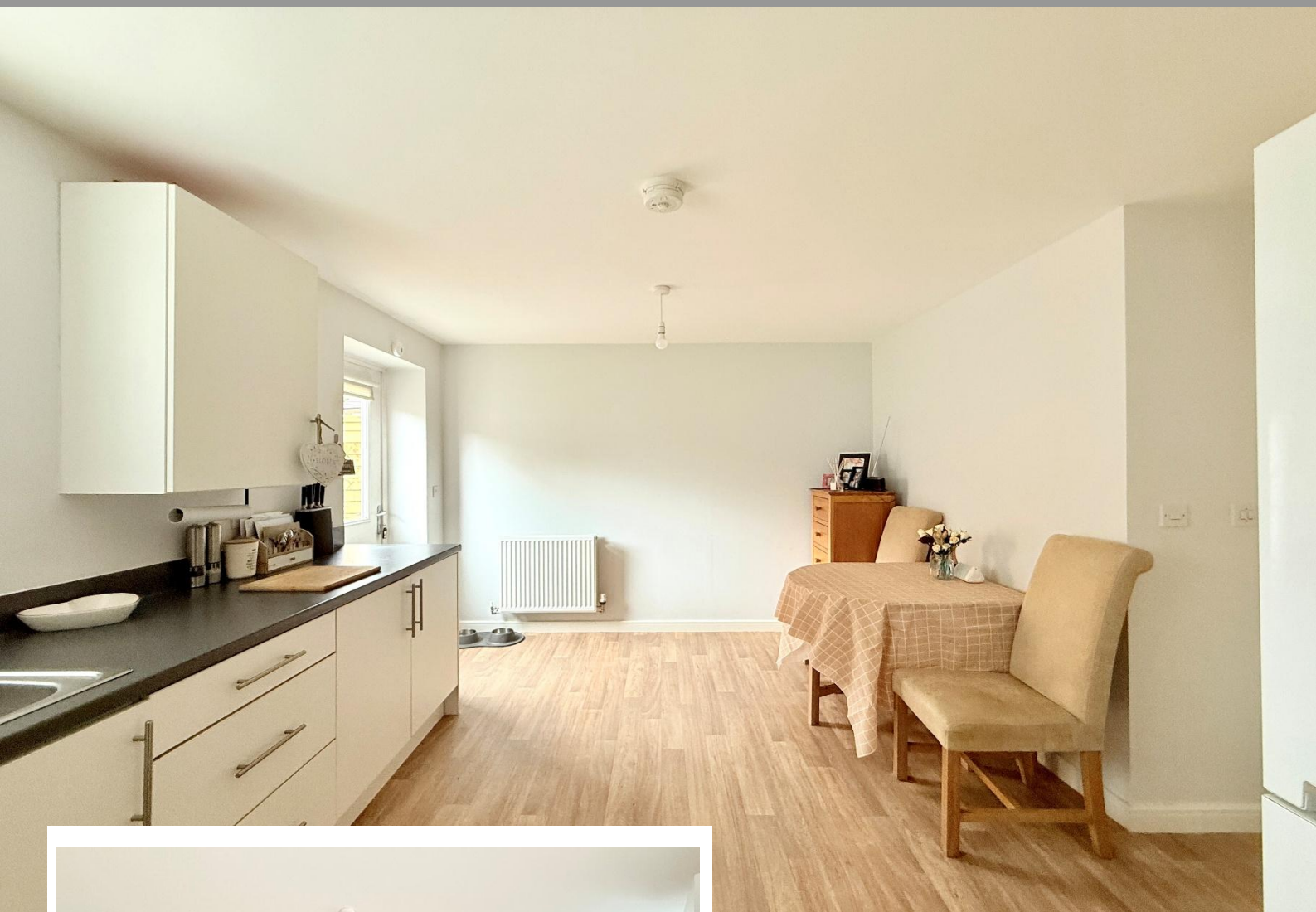
Dickens Heath, Solihull

- A Beautifully Presented Three Bedroom Family Home
- Re-Fitted Kitchen & Shower Room
- Landscaped South Facing Rear Garden
- Two Allocated Parking Spaces

£310,000

Current EPC Rating 83 (B)
Current Council Tax Band C





Property Description

A beautifully presented end of terrace property set on the edge of the popular Dickens Heath village and offering two double bedrooms, lounge, kitchen diner, guest WC, family bathroom, rear garden and off-road parking

Dickens Heath village offers a contemporary life style with a superb range of family homes and apartments, restaurants, offices, shops, medical surgeries as well as a local library, village hall and village green to provide that community lifestyle. Set within easy access to the M42 and train stations the village is ideal for families and commuters.



Rooms & Measurements

Entrance Hall

Lounge to Front - 4.29m x 3.73m (14'1" (max) x 12'3" (max)

Kitchen Diner to Rear - 3.15m x 4.75m (10'4" x 15'7")

Guest WC

Bedroom One to Front - 4.7m x 2.95m (15'5" (max) x 9'8" (max)

Bedroom Two to Rear - 4.6m x 2.54m (15'1" (max) x 8'4" (max)

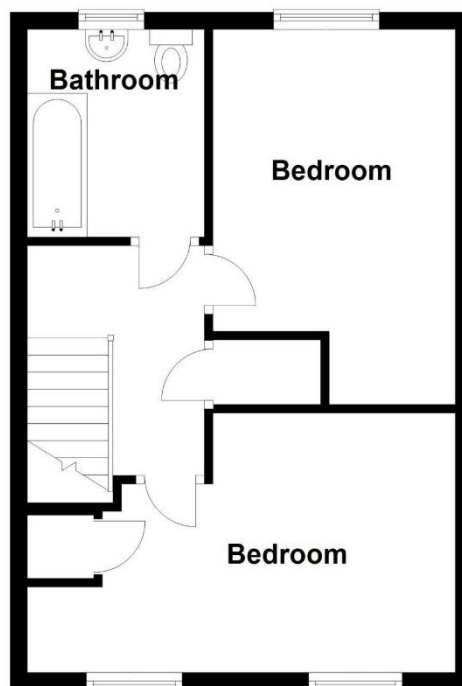
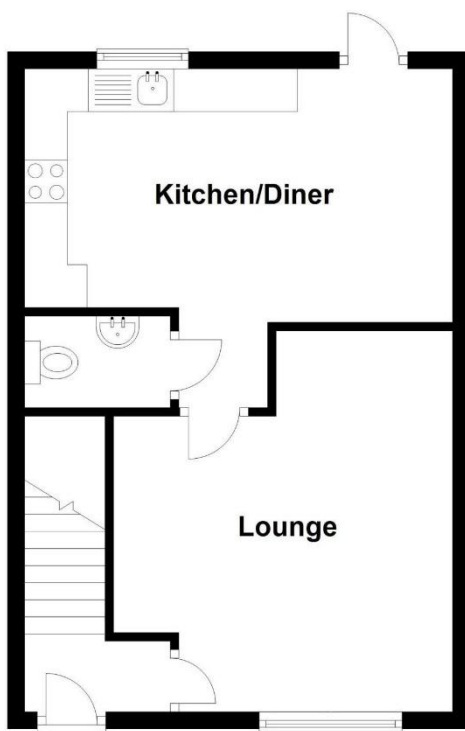
Family Bathroom to Rear - 2.03m x 2.36m (6'8" x 7'9")

Tenure

We are advised by the vendor that the property is freehold, but are awaiting confirmation from the vendor's solicitor. We would advise all interested parties to obtain verification through their own solicitor or legal representative

* Vendor pays £9.52 to citizen group as a management fee to look after communal areas *

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 and 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.