



smarthomes

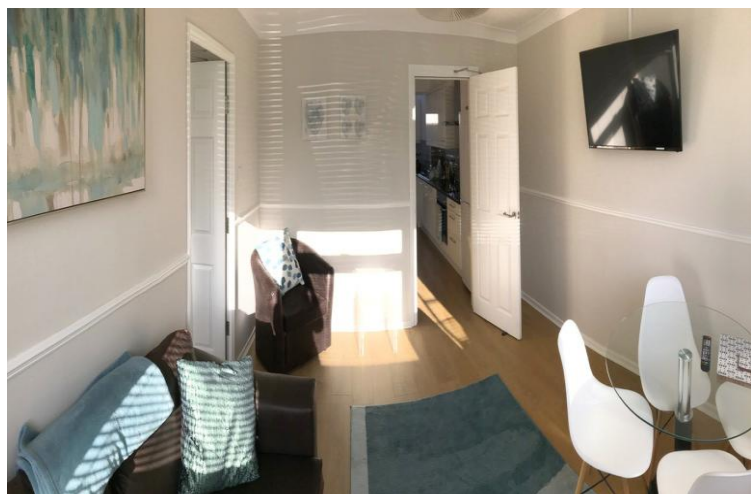
Rodney Road

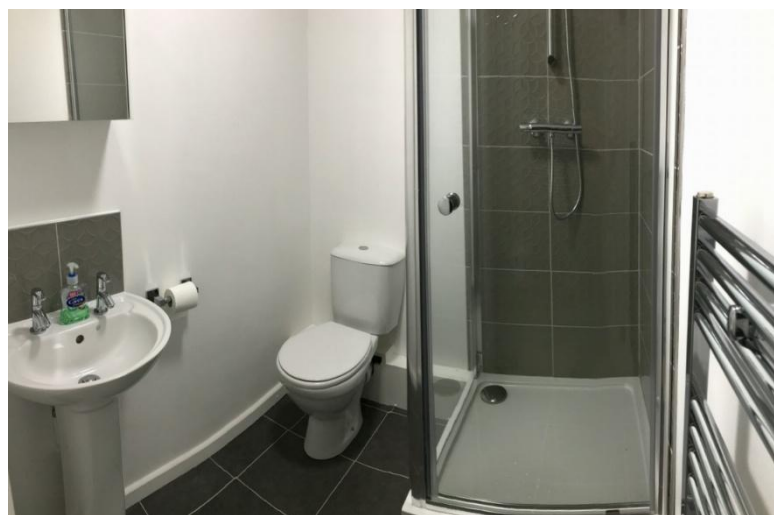
Solihull

- A Well Presented Three/Four Bedroom Family Home
- Modern Fitted Kitchen & En-Suite Shower Room
- Spacious Lounge, Family Bathroom & Rear Garden
- Available Tenanted & Fully Furnished

£269,000

Current EPC Rating - C
Current Council Tax Band - B

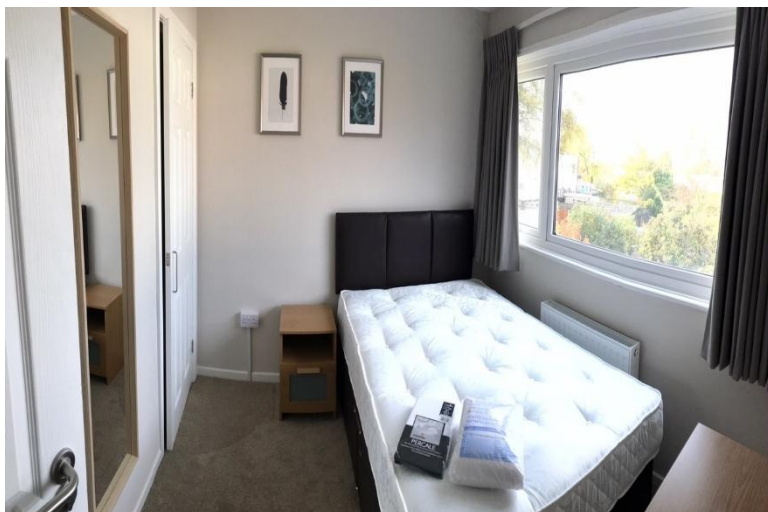




Property Description

A mid-terrace property situated in a most convenient location and offering an ideal family home, or a fully furnished and tenanted, if required, investment opportunity. The accommodation comprises a spacious lounge, modern extended kitchen, four bedrooms, modern en-suite shower room, family bathroom, additional W.C with wash hand basin, rear garden and driveway parking for two vehicles

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.



Rooms & Measurements

Lounge to Front 3.48m max x 3.35m max (11'5" max x 11'0" max)

Modern Extended Kitchen to Rear 6.4m max x 1.85m max (21'0" max x 6'1" max)

Ground Floor Bedroom One to Rear 5.72m max x 3.18m max (18'9" max x 10'5" max)

Bedroom Two to Front 3.66m max x 2.87m max (12'0" max x 9'5" max)

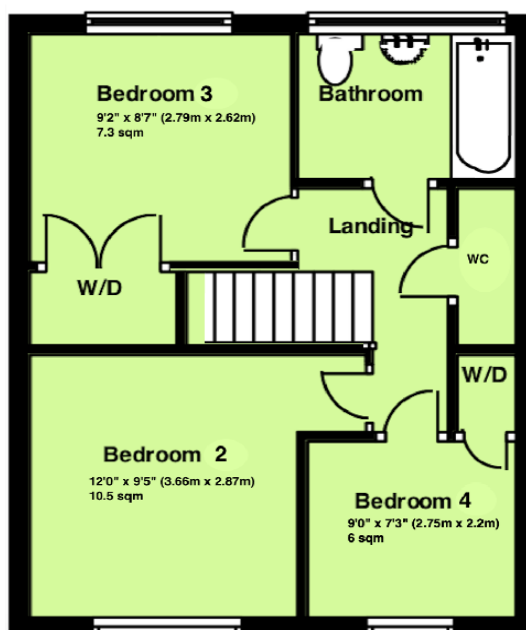
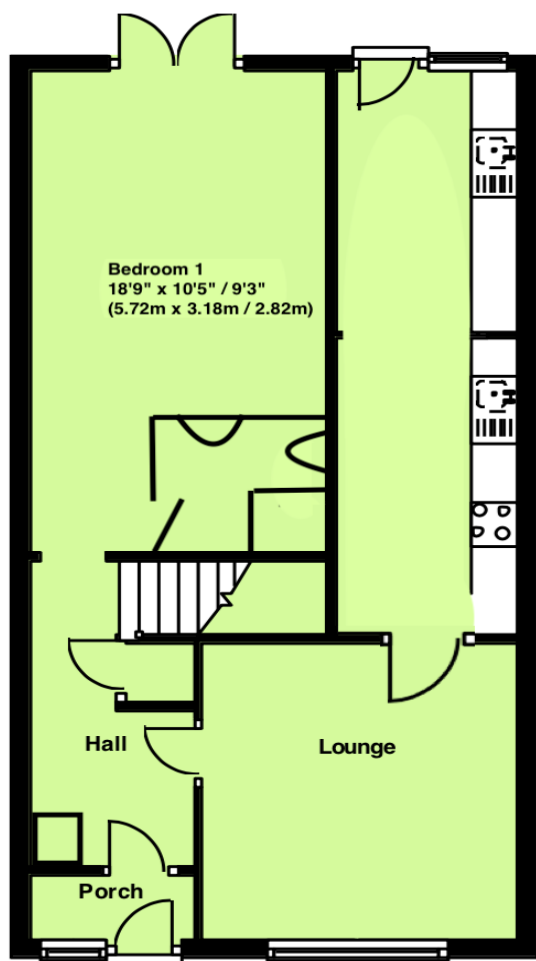
Bedroom Three to Rear 2.79m max x 2.62m max (9'2" max x 8'7" max)

Bedroom Four to Front 2.74m max x 2.21m max (9'0" max x 7'3" max)

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 vendor. Current council tax band – B



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Solihull
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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.