



Beech Lane

Dickens Heath, Solihull

- A Beautifully Presented Double Fronted Detached Family Home
- Five Bedrooms
- Two Reception Rooms
- Superb Open Plan Kitchen/Family Room
- Two En Suites & Four Piece Family Bathroom
- Planning Permission For Part Conversion To Existing Detached Garage To Form Separate Annex

£875,000

Current EPC Rating 85 (B)
Current Council Tax Band G





Property Description

A beautifully presented double fronted five bedroom detached family home constructed by Redrow Homes, offering spacious accommodation, with the benefit of fully approved planning permission for part conversion to existing detached garage to form separate annex. The accommodation briefly affords superb open plan kitchen/family room with bi-folding doors leading out to landscaped rear garden, utility room, lounge, dining room, guest WC, two en suites, four piece family bathroom, detached double garage with home office, WC and kitchenette above, superb landscaped rear garden and ample 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 - 3.96m x 5.87m (13'0" x 19'3")

Dining Room to Front - 3.02m x 3.66m (9'11" x 12'0")

Superb Open Plan Kitchen Family Room - 10.34m x 4.34m (33'11" x 14'3")

Utility Room to Side - 1.91m x 2.11m (6'3" x 6'11")

Guest WC

Master Bedroom to Front - 4.06m x 4.11m (13'4" x 13'6")

En Suite Bathroom to Side

Bedroom Two to Front - 3.86m x 2.9m (12'8" x 9'6")

En Suite Shower Room to Side

Bedroom Three to Rear - 4.06m x 4.29m (13'4" x 14'1")

Bedroom Four to Rear - 4.04m x 3.23m (13'3" x 10'7")

Bedroom Five to Rear - 2.06m x 3.23m (6'9" x 10'7")

Four Piece Family Bathroom to Side

Detached Double Garage - 5.64m x 5.74m (18'6" x 18'10")

Annex/Home Office - 5.69m x 4.39m (18'8" x 14'5")

Separate WC

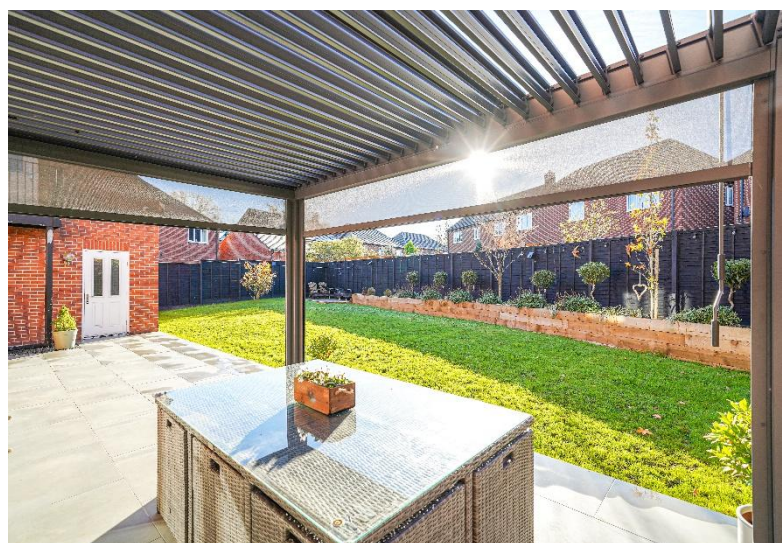
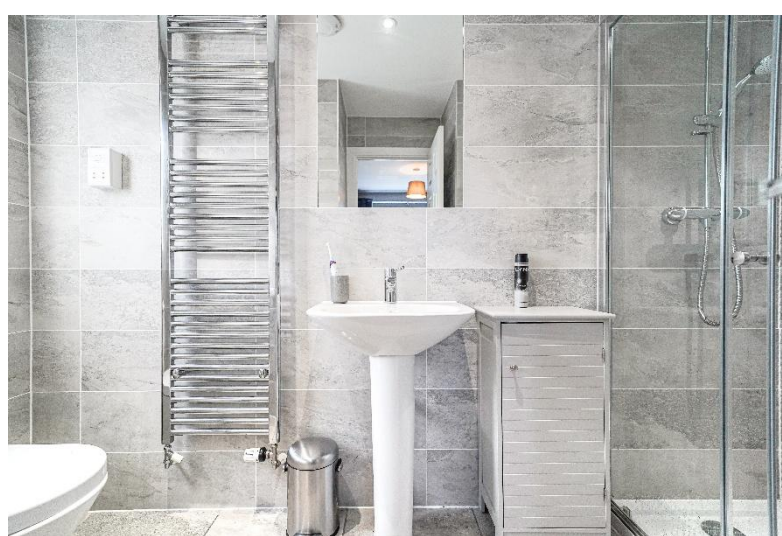
Planning Permission

Part conversion to existing detached garage to form separate one bedroom annex

PL/2025/01113/MINFHO

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 – G



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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.