



Wichnor Road, SOLIHULL



Wichnor Road, SOLIHULL, B92 7PX

for sale offers over
£270,000



Property Description

A great opportunity to purchase this well-maintained three-bedroom semi in a sought-after Solihull location, offered with no upward chain. Conveniently located near local schools, Solihull town centre, and transport links - this is an ideal home for first-time buyers or families looking to add value. Early viewing recommended!

Porch

Double glazed window and door to the front aspect.

Dining Room

13' 2" x 9' 9" (4.01m x 2.97m)

Double glazed window to the front aspect and central heating radiator.

Lounge

13' 2" x 9' 9" (4.01m x 2.97m)

Patio double glazed door to the rear aspect, double glazed window to the rear aspect and central heating radiator.

Kitchen

12' 7" x 5' 9" (3.84m x 1.75m)

Double glazed window. Radiator. Marble work surface, built-in units, stainless steel sink.

Entrance Hallway

Radiator and doors leading to reception rooms and kitchen

Bedroom One

15' Max x 13' 3" (4.57m Max x 4.04m)
Double glazed window to the rear aspect and central heating radiator.

Bedroom Two

11' 3" x 9' 10" (3.43m x 3.00m)
Double glazed window to the front aspect and central heating radiator.

Bedroom Three

11' 4" x 5' 8" (3.45m x 1.73m)
Double glazed window to the rear aspect and central heating radiator.

Bathroom

Double glazed window. Radiator. Low level WC, panelled bath with mixer tap, shower over bath, pedestal sink with mixer tap

Landing

Double glazed window and doors leading to bedrooms and bathroom









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Burchell Edwards on

T 0121 742 1725
E sheldon@burchelledwards.co.uk

2208 Coventry Road Sheldon
 BIRMINGHAM B26 3JH

EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/SHL210692



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Burchell Edwards is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.burchelledwards.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: SHL210692 - 0011