



Barn Lane
Solihull





Property Description

This family home is within walking distance to Olton Train Station and a short drive into Solihull Town Centre, Airport or Birmingham whilst benefiting from easy access to M42 and public transport links.

Property has been modernised throughout and to a high specification. Comprising of: entrance hallway; open plan living with front lounge; kitchen diner with island; extension to rear with additional reception room; landing area; two bedrooms on first floor; family bathroom; master in full length loft conversion with ensuite; driveway to front. Rear garden leading to: annex with bedroom, kitchenette and bathroom.

Approach

Driveway with off road parking.

Entrance Hall

Double glazed window to front elevation and central heating radiator.

Open Plan Living

15' x 24' 6" (4.57m x 7.47m)

Lounge Area

Double glazed window to front elevation, double glazed patio doors to rear elevation, central heating radiator and open fireplace.

Kitchen Diner

A range of wall and base units with work surface over incorporating a sink with drainer unit, electric oven and hob, space and plumbing for dishwasher and tiled to splash prone areas.

Extended Reception Room

.12' 9" x 15' (3.89m x 4.57m)

Double glazed window to front elevation, double glazed sky lantern, double glazed bi-fold doors to rear elevation, central heating radiator and boiler.

Landing

Double glazed window to side elevation.

Bedroom One

14' 5" x 16' 6" (4.39m x 5.03m)

Irregular shaped room. Double glazed window to front and rear elevation, central heating radiator and fitted wardrobes.

En-Suite

Double glazed window to rear elevation, W.C, wash hand basin, bath, extractor fan, central heating radiator and tiled to splash prone areas.

Bedroom Two

13' x 8' 11" (3.96m x 2.72m)

Irregular shape room. Double glazed bay window to front elevation and central heating radiator.

Bedroom Three

11' x 8' 10" (3.35m x 2.69m)

Double glazed window to rear elevation and central heating radiator.

Bathroom

Double glazed window to rear elevation, shower, W.C, wash hand basin, extractor fan and tiled to splash prone areas.

Rear Garden

Astro turf, rear decked seating area, door to rear annex and fencing to boundaries.

Annex

23' 6" max x 17' 8" max (7.16m max x 5.38m max)

Double glazed patio doors to front elevation.

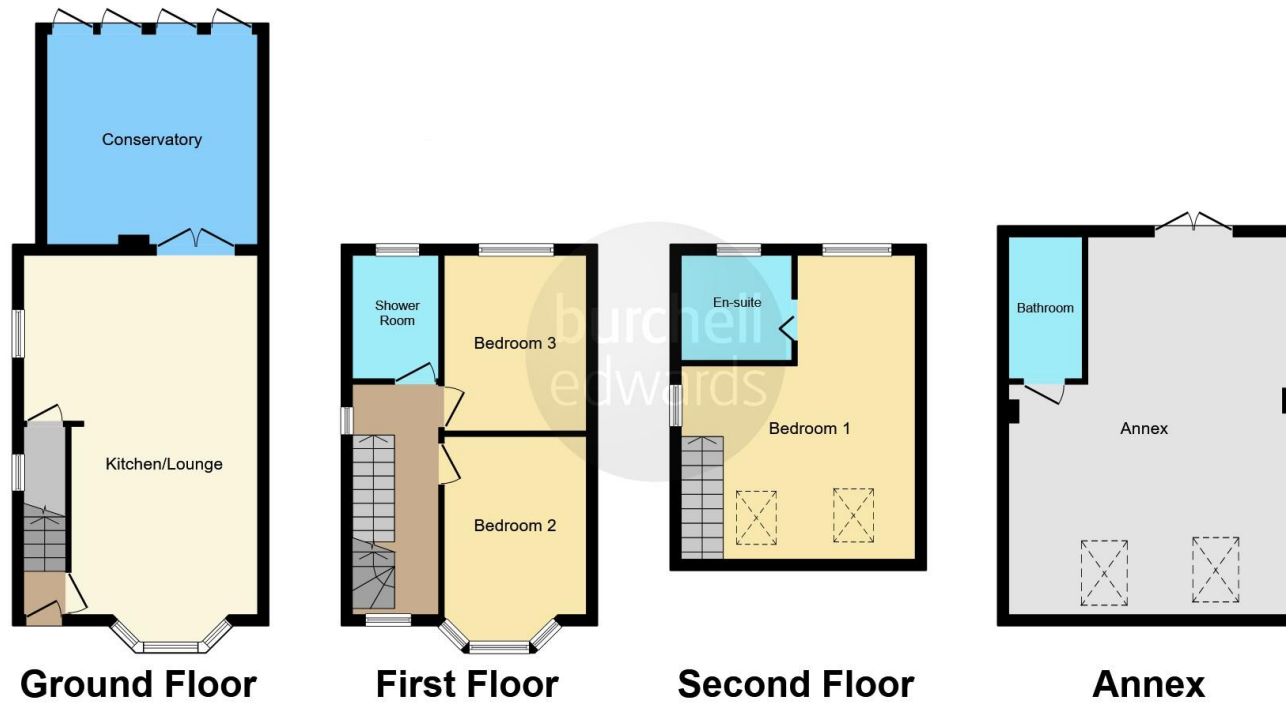
Bathroom

Shower over bath, W.C, wash hand basin and tiled flooring.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Burchell Edwards on

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EPC Rating: D

Tenure: Freehold

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