



smarthomes

Willow Road

Solihull

- A Well Maintained Three Bedroom Semi Detached Property
- Kitchen/Breakfast Room
- Through Lounge Diner
- No Upward Chain

£415,000

Current EPC Rating - 63 (D)
Current Council Tax Band - D

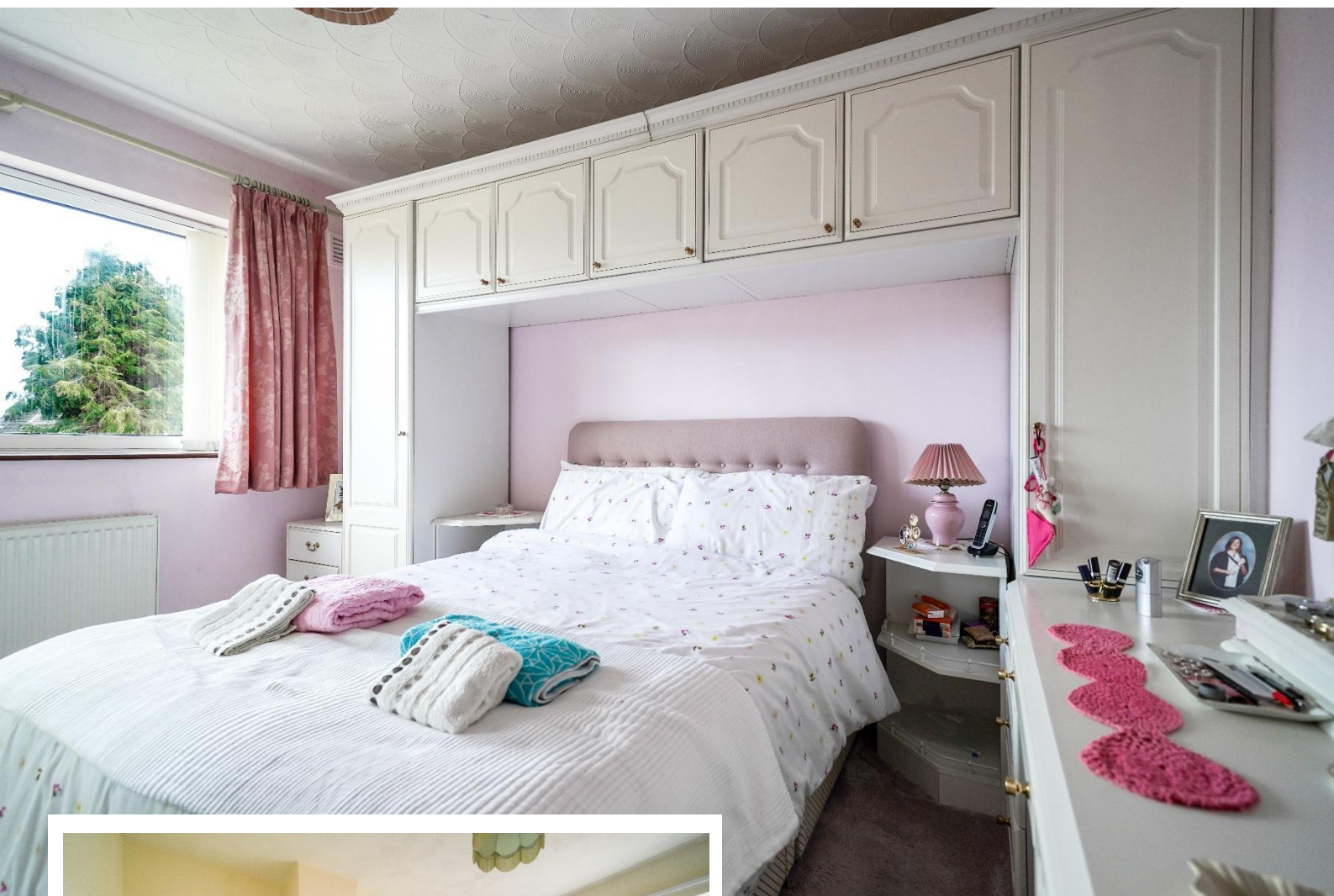




Property Description

A well maintained semi detached property benefiting from no upward chain with accommodation briefly affording three bedrooms, through lounge diner, kitchen/breakfast room, shower room and separate WC, integrated garage, easterly facing rear garden and ample off-road parking

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 the new 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

Entrance Hall

Through Lounge Diner - 3.1m x 7.87m (10'2" x 25'10")

Kitchen/Breakfast Room - 3.99m x 3.33m (13'1" x 10'11" (into bay)

Bedroom One to Rear - 3.63m x 3.2m (11'11" x 10'6" (into wardrobe)

Bedroom Two to Front - 3.2m x 3.4m (10'6" x 11'2")

Bedroom Three to Front - 3.05m x 2.03m (10'0" x 6'8")

Shower Room to Rear

Separate WC

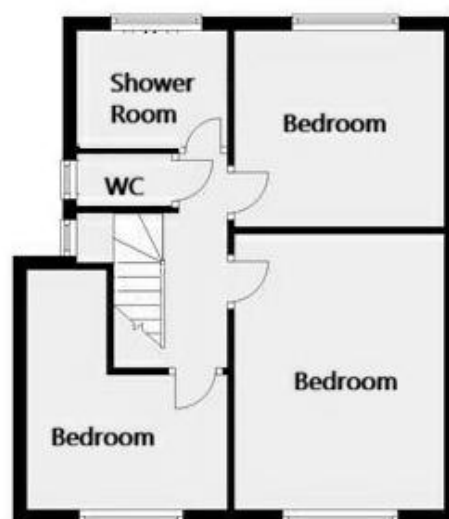
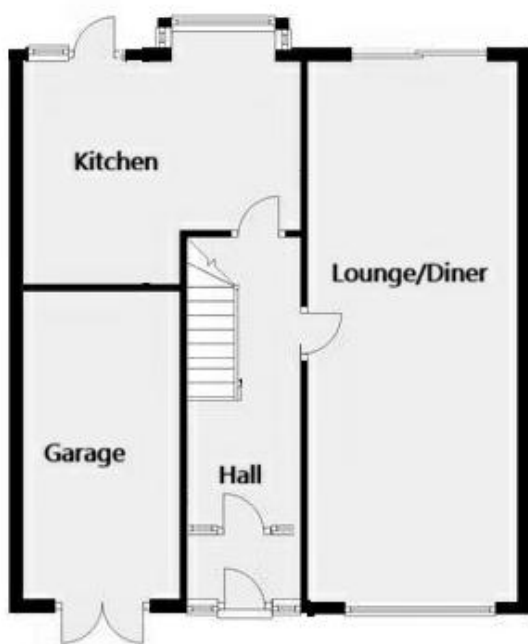
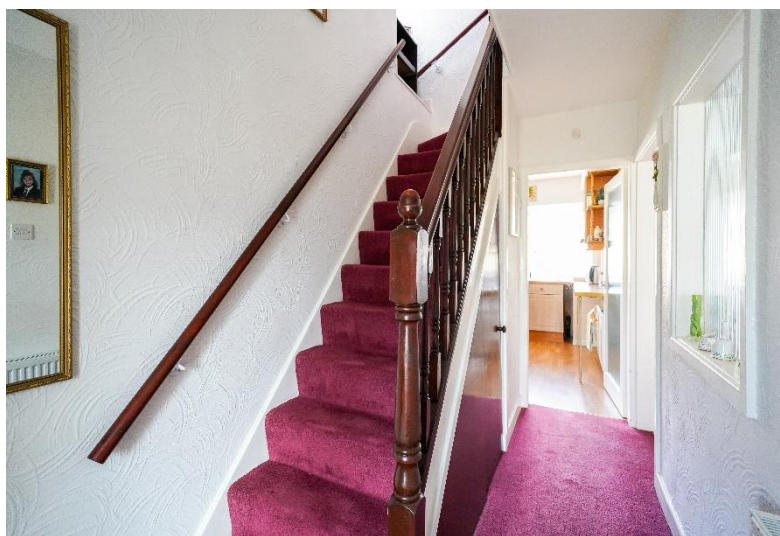
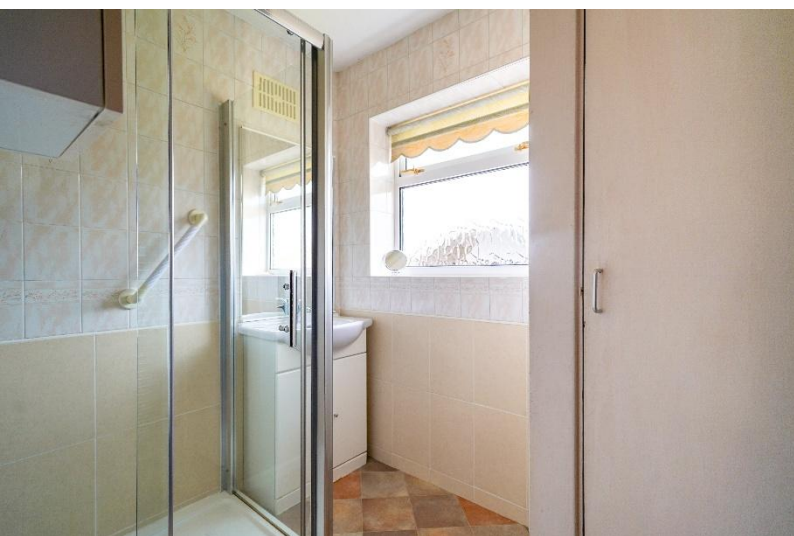
Garage - 4.52m x 2.31m (14'10" x 7'7")

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 – D



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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 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.