



Milton Road  
Bentley Heath Solihull

burchell  
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# Milton Road Bentley Heath Solihull B93 8AD

for sale guide price  
**£465,000**



## Property Description

Situated in the highly sought-after area of Bentley Heath, Solihull, this well-presented three-bedroom semi-detached home offers spacious and versatile family accommodation throughout.

The ground floor features a bright through lounge with French doors opening onto the rear garden, a fitted kitchen, and a practical utility room. Further benefits include a garage and a generous driveway providing parking for numerous vehicles.

Upstairs, the property boasts three good-sized bedrooms, a modern shower room, and a separate WC, making it ideal for growing families.

Conveniently located close to local amenities, highly regarded schools, and excellent transport links, this is a fantastic opportunity to acquire a home in a desirable residential location.

## Dining/Living Room

23' x 15' 7" ( 7.01m x 4.75m )

Double glazing to front, through lounge, French doors leading to the garden, fireplace, ceiling lights x 2, radiator x 2, wall light, wall sockets

## Kitchen

11' 8" x 8' 10" ( 3.56m x 2.69m )

Double glazing to rear, wall and base units, ceiling light, wall sockets

## Utility Room

9' 7" x 7' 4" ( 2.92m x 2.24m )

Double glazing to rear, access to garden, wall and base units, ceiling light

## Bedroom Three

8' 11" x 7' 7" ( 2.72m x 2.31m )

Double glazing to front, ceiling light, radiator, wall sockets

## Bedroom One

13' 1" x 11' 1" ( 3.99m x 3.38m )

Double glazing to front, ceiling light, wall socket, radiator

## Bedroom Two

11' 1" x 9' 7" ( 3.38m x 2.92m )

Double glazing to rear, fitted wardrobes, ceiling light, radiator, wall sockets

## Toilet

Obscure window to rear, W.c

## Shower Room

8' x 5' 5" ( 2.44m x 1.65m )

Obscure window to rear, shower cubicle, wash hand basin, heated towel rail, spotlights

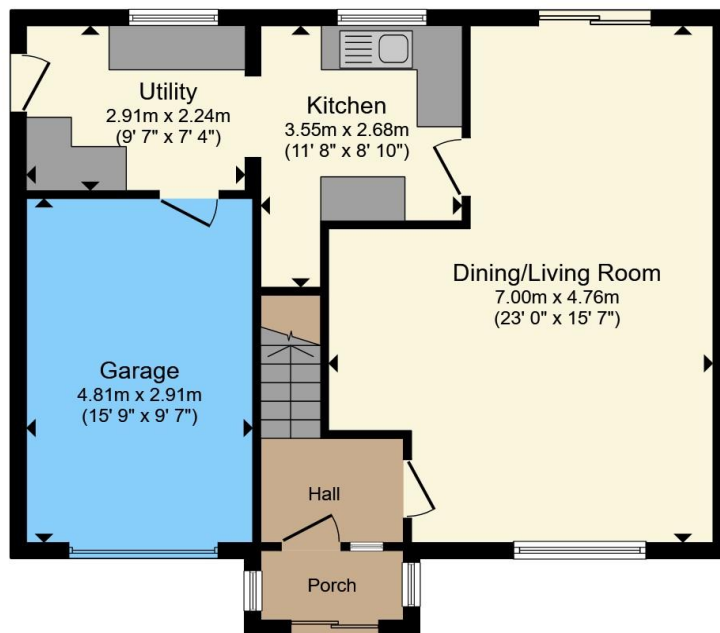
## Garage

15' 9" x 9' 7" ( 4.80m x 2.92m )

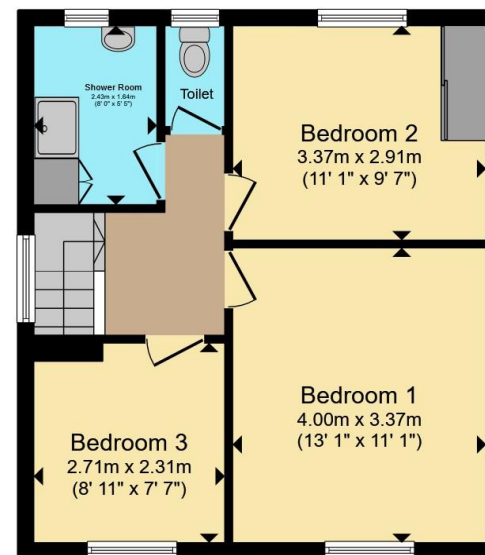








**Ground Floor**



**First Floor**

Total floor area 108.1 m<sup>2</sup> (1,163 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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29 High Street  
SOLIHULL B91 3SN

EPC Rating: Awaiting  
Council Tax Band: E

Tenure: Freehold

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