



smarthomes

Fazeley Close

Solihull

- A Well Presented Three Bedroom Ground Floor Apartment
- Open Plan Lounge/Kitchen/Diner & En-Suite Shower Room
- Landscaped Communal Gardens
- Allocated Parking & Visitors Parking

£285,000

Current EPC Rating - C
Current Council Tax Band - E





Property Description

A spacious ground floor apartment situated in a quiet and peaceful gated community in a most convenient location in Solihull Town Center. It offers accommodation comprising a spacious lounge/kitchen/diner, three good size bedrooms with fitted wardrobes, additional in-built storage in the hallway, en-suite shower room, family bathroom, allocated parking, visitors parking and access to communal gardens

The property is situated in the heart of Solihull Town Centre close to Touchwood Shopping Centre, Mell Square and the High Street. It is adjacent to Malvern park for daily walks and exercise. The property further benefits from being a 15 minute walk from Solihull Train Station and a short 5 minute drive from M42 Junction 5. Other local amenities are within walking distance such as Solihull hospital, doctors surgeries, library and schooling

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 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

Dual Aspect Lounge 7.14m max x 4.55m max (23'5" max x 14'11" max)

Re-Fitted Kitchen 3.51m max x 3m max (11'6" max x 9'10" max)

Bedroom One 4.98m max x 2.31m (16'4" max x 7'7")

En-Suite Shower Room

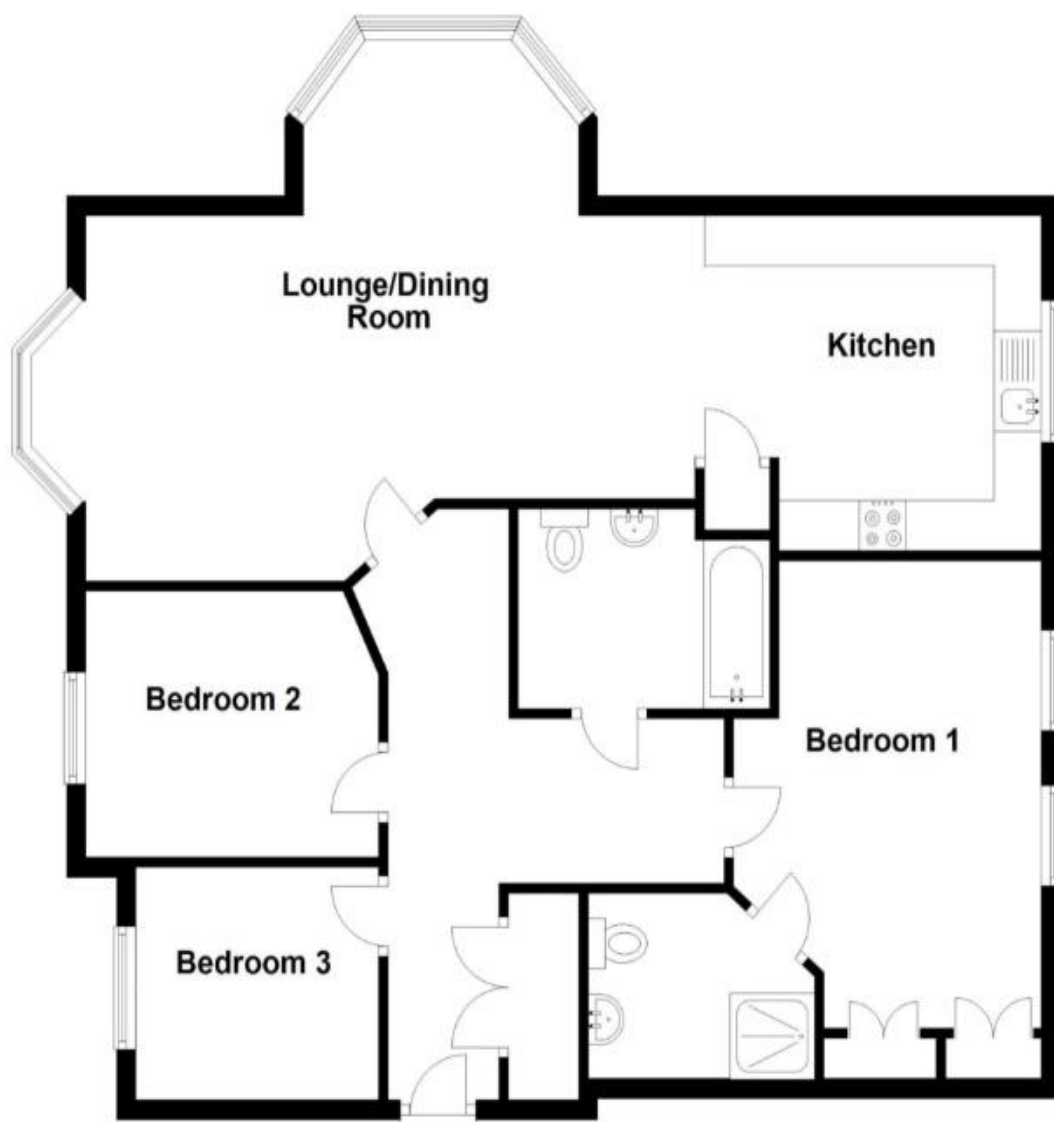
Bedroom Two 2.72m max x 2.64m max (8'11" max x 8'8" max)

Bedroom Three 2.59m x 2.57m (8'6" x 8'5")

Family Bathroom

Tenure

We are advised by the vendor that the property is leasehold with approx. 102 years remaining on the lease, a service charge of approx. £1,480 per annum and a ground rent of approx. £300 per annum. We would advise all interested parties to obtain verification through their own solicitor or legal representative. EPC supplied by Vendor. Current council tax band – E



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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 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.