

Aynsley Court Union Road Shirley Solihull B90 3DQ

for sale
£110,000



Property Description

Located within a well-maintained and welcoming retirement development, this delightful ground floor apartment comprises: spacious and bright lounge/diner, ample room for both relaxation/entertaining, with patio doors directly to the garden. The fitted kitchen offers recently fitted oven, fridge and freezer, whilst the generous double bedroom creates a peaceful retreat. Completing the property is a recently refitted large modern shower room with walk-in cubicle.

Communal facilities include landscaped gardens with outdoor seating, residents' lounge, laundry room, guest suite and lift.

The property is located conveniently for GP surgery, pharmacist, local shops, local shops and transport, with Solihull town centre 2 miles away.

The apartment provides easy access throughout, and is ideally suited to those seeking independent retirement living, with the additional benefits and social opportunities of a dedicated retirement community.

This is a great opportunity for those looking to downsize, without compromise - viewing is highly recommended.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Bedroom One

Built in storage, electric heater and back double glazed window.

Bathroom

walk in shower, vanity, wash hand basin and extractor fan.

Rear Garden

patio space and communal garden

Agent Note

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Entrance Hall

Storage, intercom and emergency cord

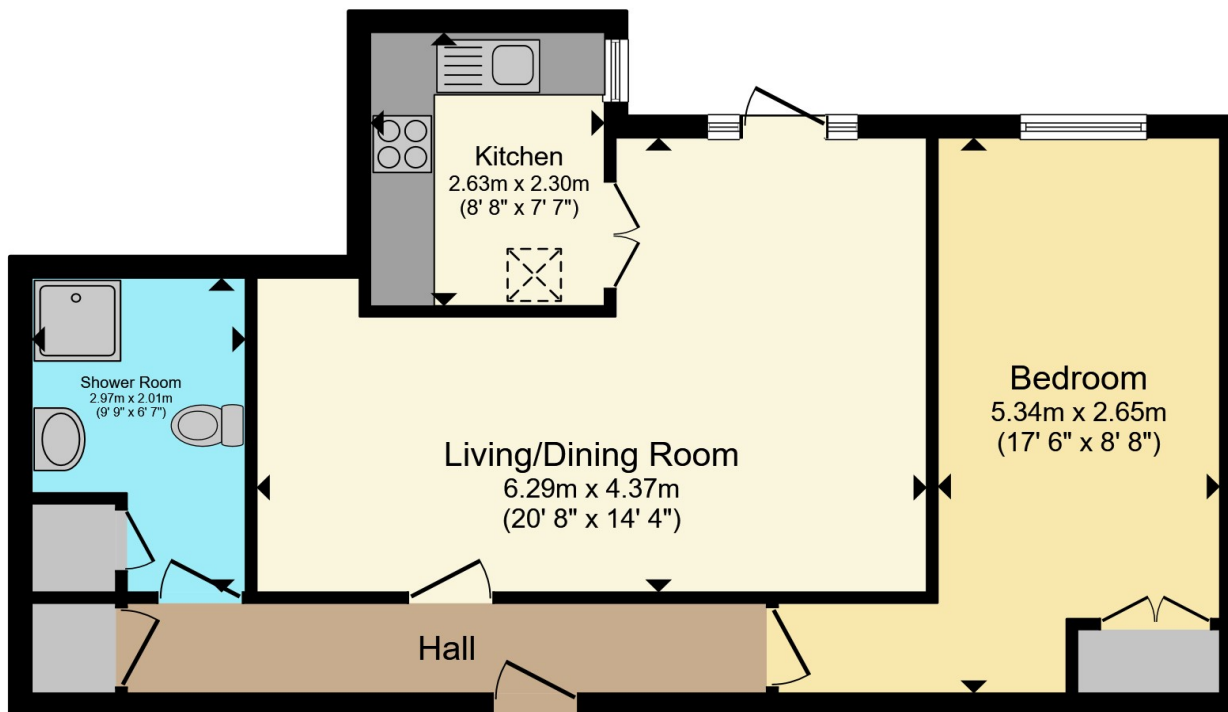
Lounge

Electric fire storage heater, double glazed back door and 2 double glazed windows to rear

Kitchen

comprising of a range of wall and base units, sink and drainer, oven with hob and extractor fan





Total floor area 57.5 m² (619 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



To view this property please contact Burchell Edwards on

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183 Stratford Road Shirley
 SOLIHULL B90 3AU

EPC Rating: C Council Tax
 Band: C

Service Charge:
 2600.00

Ground Rent:
 500.00

Tenure: Leasehold

view this property online burchelledwards.co.uk/Property/SHI209379

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Dec 1992. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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.

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