

Horton & Senate



11 Dewberry Road, Tidbury Green, Solihull, B90 1UH

£419,950

- Three Bedrooms
- Side by Side Driveway
- Immaculate Throughout
- Downstairs WC
- Sought After Location
- En Suite To First Bedroom
- Single Garage
- Private Rear Westerly Facing Garden
- Extractor Fan In All Bathrooms
- Tudor Grange Catchment

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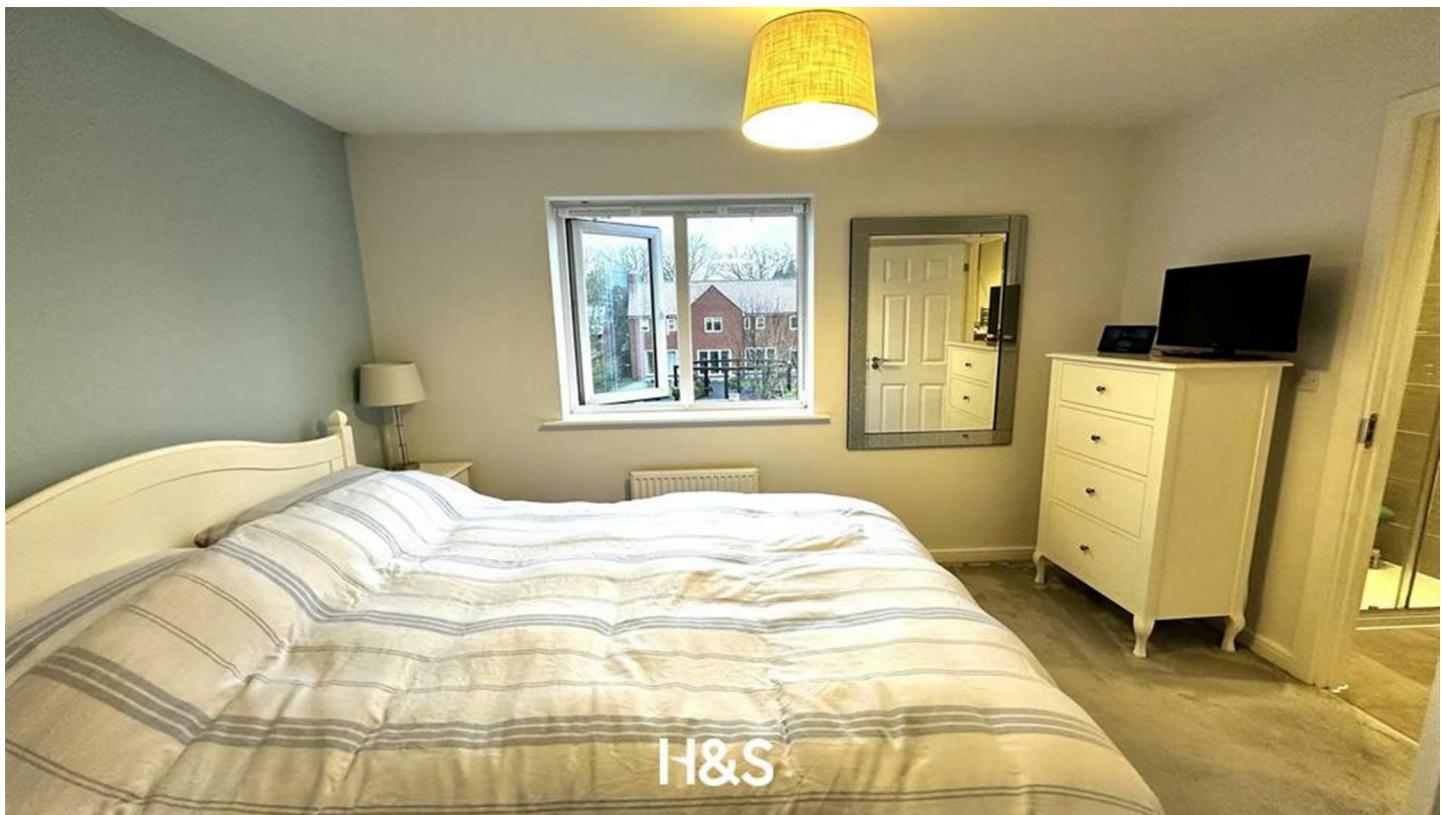
Nestled in the desirable Tidbury Heights development on Dewberry Road, Tidbury Green, Solihull, this exceptional three-bedroom property offers a perfect blend of modern living and comfort. The ground floor provides an ideal family living space, thoughtfully designed to cater to both relaxation and entertainment. Comprising of three bedrooms, guest WC, En Suite, kitchen / diner and a private rear garden, this property is perfect for those seeking a ready-to-move family home.

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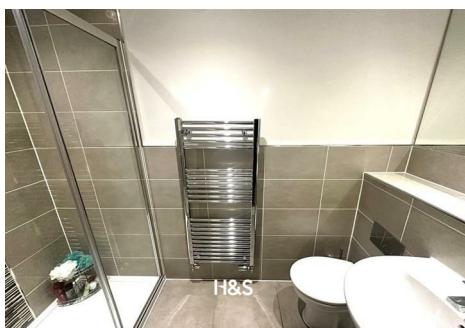
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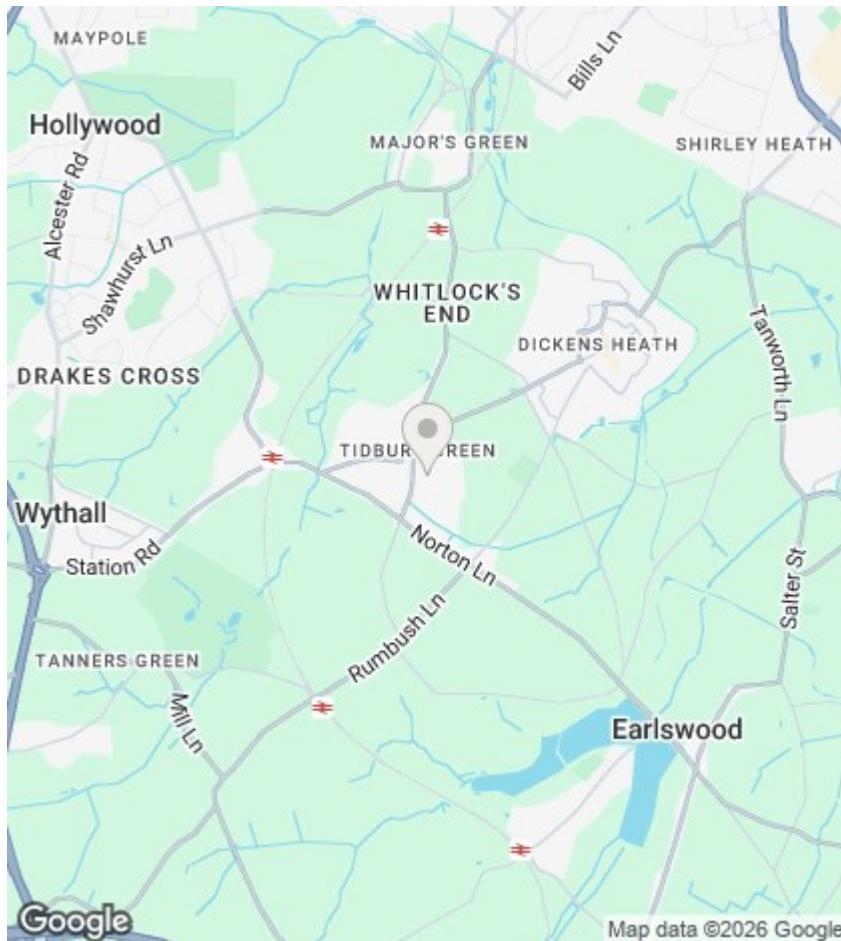
Council Tax Band:



Approach	the front elevation
Via a larger than average driveway with access to the garden via a gate, the garage and path leading to front door	
Ground Floor	
Hall	
A welcoming hall with a door to the ground floor WC and a door to the Lounge	
Ground Floor WC	
Comprising of a WC, sink, radiator and an extractor fan	
Lounge	
A bright and airy lounge with a double glazed window to the front, stairs leading to first floor landing with storage cupboard under and door to the kitchen/diner	
Kitchen/Diner	
The main selling feature for this property is the modern kitchen/diner perfect for families and entertaining. There is a range of wall and floor base units with integrated appliances, space for a dining table and patio doors leading to the rear garden.	
First Floor	
Landing	
Doors leading to the first floor rooms and access to the loft	
Master Bedroom	
A double bedroom with two storage cupboards, space for wardrobes, a double glazed window overlooking the rear garden and door to the ensuite	
Ensuite	
The modern suite comprises of a walk in shower, wc, sink and heated towel rail. There is tiling to splash prone areas and an extractor fan	
Bedroom Two	
A double bedroom with a double glazed window to	







Directions

Viewings

Viewings by arrangement only. Call 0121 663 0099 to make an appointment.

EPC Rating:

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Ground Floor



First Floor

