



Howard Road, Olton, B92 7LF
Marketed by Tom Cooper powered by eXp



Description

Howard Road sits in the heart of Olton, a hugely popular spot for buyers who want that perfect balance of convenience and community feel. You are within easy reach of local shops, cafés and everyday amenities, with larger retail options close by in Solihull town centre. Families are well served with a range of reputable schools nearby, and for commuters this location is hard to beat, being just a short distance from Olton railway station offering direct links into Birmingham and beyond. There are also excellent road connections to the A45 and motorway network.

Situated on a quiet residential road, this three bedroom home makes an ideal starter property for anyone looking to get onto the ladder in a sought after area. To the front there is driveway parking along with a handy tradesperson entrance to the side, perfect for keeping things practical day to day. To the rear you will find a large garage with rear vehicular access, a real bonus and something you do not often find.

A composite front door opens into a welcoming hallway which immediately gives a homely feel. To the front sits the lounge, bright and comfortable with a lovely bay window allowing plenty of natural light. To the rear is a spacious kitchen diner, a great social space, complete with integrated hob and oven, useful utility area with plumbing for a washing machine, and an understairs storage cupboard that works brilliantly as a pantry. Large French doors open out onto the garden, creating that seamless indoor outdoor feel in the warmer months.

Upstairs, there are three well proportioned bedrooms. The main bedroom is positioned to the front and benefits from fitted wardrobes. The second bedroom is a generous double, while the third is a spacious single room, ideal as a child's bedroom, home office or nursery. The shower room has been modernized and is fully tiled with a large walk in shower cubicle. From the spacious landing there is access to the loft via a loft ladder, and the loft itself is boarded, providing excellent additional storage.

The rear garden offers a patio seating area leading onto a lawn, all enclosed by wooden fencing, making it secure and private. Offered to the market with no chain, this is a fantastic opportunity to secure a well located, practical and welcoming home in the ever popular Olton area.

Additional information

Tenure: Freehold

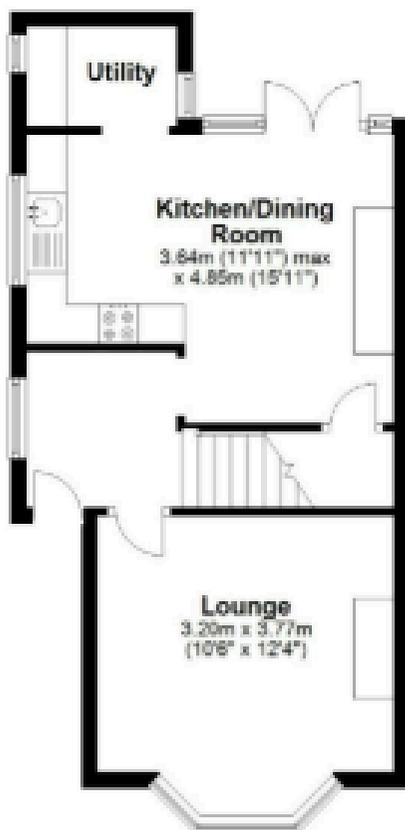
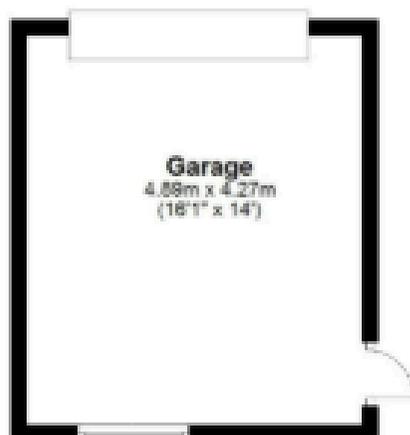
Sellers Onwards Position: No onward chain

EPC Rating: D

Council Tax Band: C

Ground Floor

Approx. 37.7 sq. metres (621.3 sq. feet)



First Floor

Approx. 35.2 sq. metres (378.4 sq. feet)



Total area: approx. 92.9 sq. metres (999.5 sq. feet)





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