



12 Miall Park Road, B91 1ET
Sale Price of £600,000



Love
Property Co.

12 Miall Park Road, Solihull, B91 1ET

Tenure - Freehold
EPC Rating – D
Council Tax Band - E

Love Property Co are pleased to offer this Large 1617.0 sq. Feet (150.2 sq. metres) four bedroom semi-detached property that is nestled in a sought-after location, this property presents an exciting opportunity for those who like to do a renovation and a modernisation project and put their own stamp on a property that is being sold with ****NO CHAIN****

Set back behind a block paved driveway, the exterior offers ample parking space along with a garage for added convenience.

Upon entering, the reception hallway guides you into the lounge and dining room, wc and kitchen. Off the kitchen there is a large utility with plumbing for a washing machine, space for a tumble dryer and a wc.

Upstairs, the property boasts four well-appointed bedrooms a family bathroom and a separate wc.

For additional storage, the property features loft storage on the second floor, offering versatility and practicality. It is important to note that the loft does not have building regulation control approval.

The large and private landscaped mature rear garden is mainly laid with lawn with garden outbuilding storage and sheds.

In summary, this semi-detached property presents a rare opportunity for prospective buyers to renovate and modernise a family home to suit their personal preferences and lifestyle. With its convenient location and versatile layout, this property is sure to attract those seeking a residence with potential and charm in a desirable neighbourhood.



PROPERTY MEASUREMENTS:

KITCHEN

8'11" X 10' 4" (2.71m x 3.16m)

LOUNGE

12' 4" X 13' 5" (3.77m x 4.10m)

DINING ROOM

12' 2" X 13' 5" (3.70m x 4.10m)

BEDROOM 1

12'2" X 12' 5" (3.70m x 3.79m)

BEDROOM 2

12'5" X 13' 5" (3.78m x 4.10m)

BEDROOM 3

14'9" X 7' 1" (4.50m x 2.17m)

BEDROOM 4

8'5" X 6' 6" (2.58m x 1.99m)

FAMILY BATHROOM

8'11" X 10' 4" (2.71m x 3.16m)

GARAGE

15'11" X 7' 1" (4.84m x 2.17m)

TOTAL SQUARE FOOTAGE

1617.0sq.ft (150.2 sq. metres) approx.

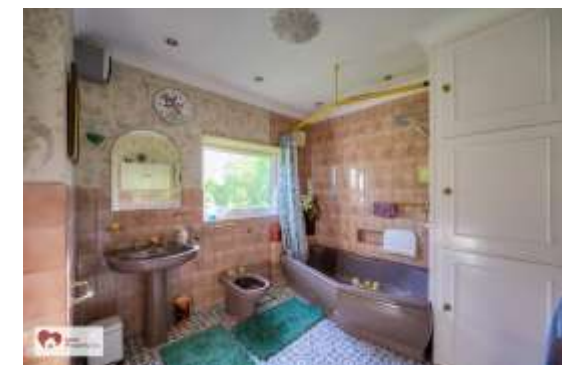
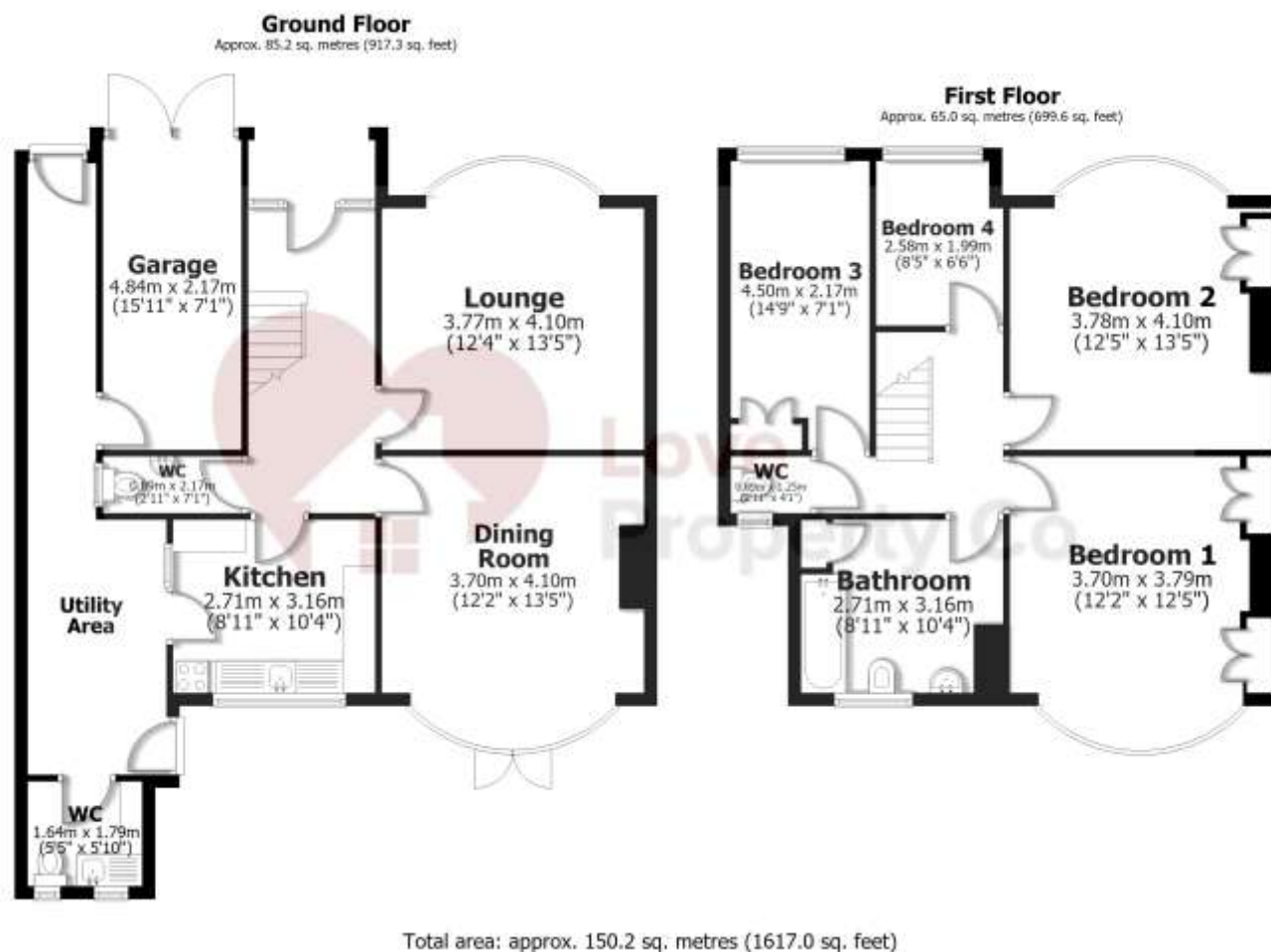
ADDITIONAL INFORMATION

Services - direct mains water, sewers and electricity. Loft - boarded.

MONEY LAUNDERING REGULATIONS

Prior to a sale being agreed, prospective purchasers will be required to produce identification documents. Your co-operation with this, in order to comply with Money Laundering regulations, will be appreciated and assist with the smooth progression of the sale.





IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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