

## Westgrove Avenue, Shirley, Solihull, B90 4XN

£400,000

3 1 1



### Well-Proportioned Three Bedroom Family Home with Kitchen Diner & Garage | Sought-After Shirley Location

**Shirley Office:**  
Black and Golds Estate Agents  
117 Stratford Road, Shirley, Solihull, B90 3ND

**Wythall Office:**  
Black and Golds Mortgages  
The Old Bakery House, Becketts Farm, Alcester Road, Wythall, B47 6AJ

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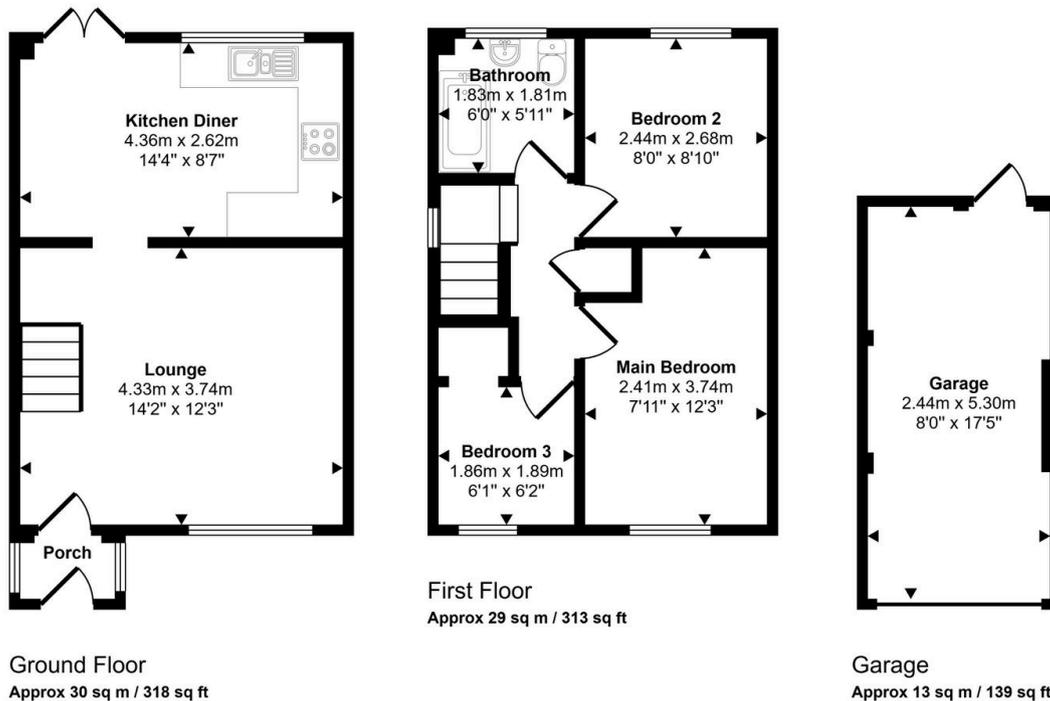
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## Key Features

- Well-proportioned three bedroom family home
- Generous kitchen diner ideal for family living
- Family bathroom
- Excellent potential to personalise or add value
- Close to shops, schools and amenities
- Spacious front lounge with plenty of natural light
- Three first floor bedrooms
- Separate garage providing storage or parking
- Quiet residential road in Shirley, Solihull
- Strong transport links via road and rail

Approx Gross Internal Area  
72 sq m / 771 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.