



Darley Mead Court, Hampton Lane,,Solihull, B91 2QA

welcome to

Darley Mead Court, Hampton Lane,, Solihull,

A beautifully refurbished first-floor two-bedroom apartment in the desirable Darley Mead Court, offering stylish open-plan living, a modern kitchen, and well-proportioned bedrooms, all within easy reach of Solihull town centre and excellent transport links.

Entrance Hallway

With wood effect flooring, ceiling spot light point, wall mounted electric heater, doors to useful storage cupboards and opening into

Open Plan Lounge/Kitchen/Diner

20' Max x 17' 8" Max (6.10m Max x 5.38m Max)

Being fitted with a range of wall, drawer and base units with complementary work surfaces over, ceramic sink with mixer tap, four ring ceramic hob with extractor hood over and inset electric oven. Central island, space and plumbing for washing machine, feature inset electric fire, wood effect flooring, ceiling light points, double glazed windows overlooking communal gardens and double glazed door to

Private Enclosed Balcony

With glazed balustrade and light point

Bedroom One

11' 9" x 9' 6" (3.58m x 2.90m)

With double glazed window overlooking communal gardens, wall mounted electric heater and ceiling light point

Bedroom Two

7' 10" x 7' 10" (2.39m x 2.39m)

With double glazed window overlooking communal gardens and ceiling light point

Modern Bathroom

5' 10" x 4' 11" (1.78m x 1.50m)

Being fitted with a three piece white suite comprising of a panelled bath with shower over and glazed screen, vanity wash hand basin and a low flush W.C. Complementary tiling to walls, tiled flooring, ladder style radiator and ceiling spot lights





view this property online shipways.co.uk/Property/SLY112233



welcome to

Darley Mead Court, Hampton Lane,, Solihull,

- FIRST FLOOR APARTMENT
- BEAUTIFULLY PRESENTED
- TWO BEDROOMS
- STYLISH BATHROOM
- WELL MAINTAINED COMMUNAL AREAS

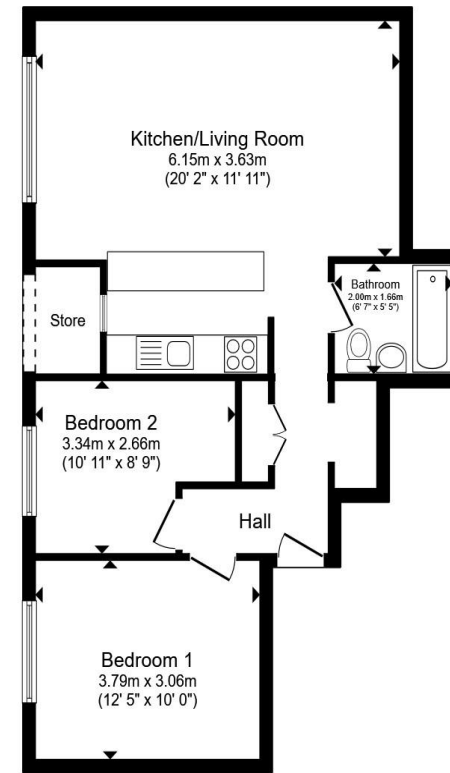
Tenure: Leasehold EPC Rating: E

Council Tax Band: C Service Charge: 1960.00

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£220,000



Total floor area 62.0 m² (667 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



view this property online shipways.co.uk/Property/SLY112233



Property Ref:
SLY112233 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



0121 744 4595



shirley@shipways.co.uk



208 Stratford Road, Shirley, SOLIHULL, West Midlands, B90 3AG



shipways.co.uk

