

smarthomes

Fernleigh Court

Solihull

- A Well Presented Two Bedroom Retirement Apartment
- Re-Fitted Kitchen & Modern Shower Room
- Spacious Lounge/Diner
- No Upward Chain

£135,000

Current EPC Rating - C

Current Council Tax Band - C







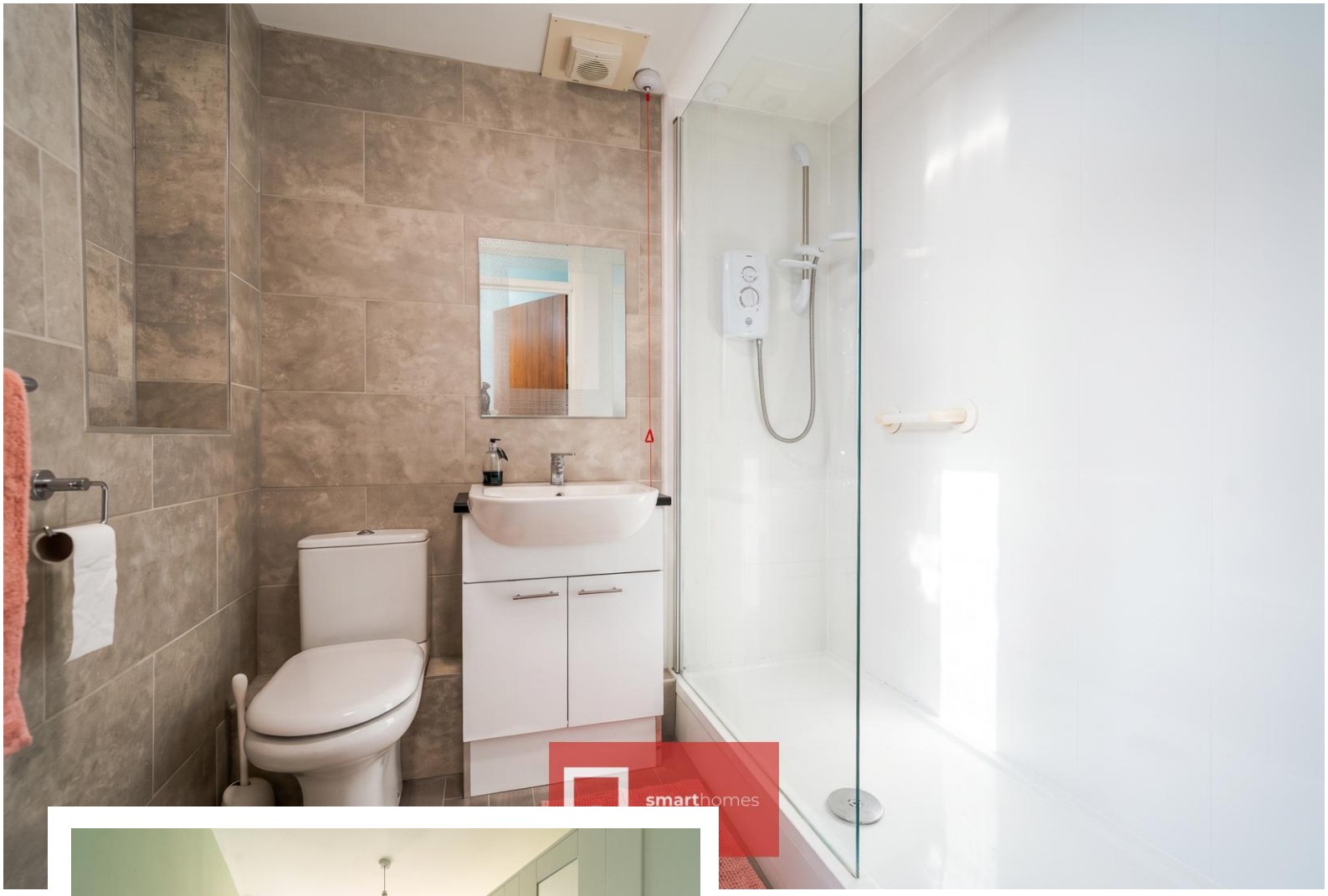




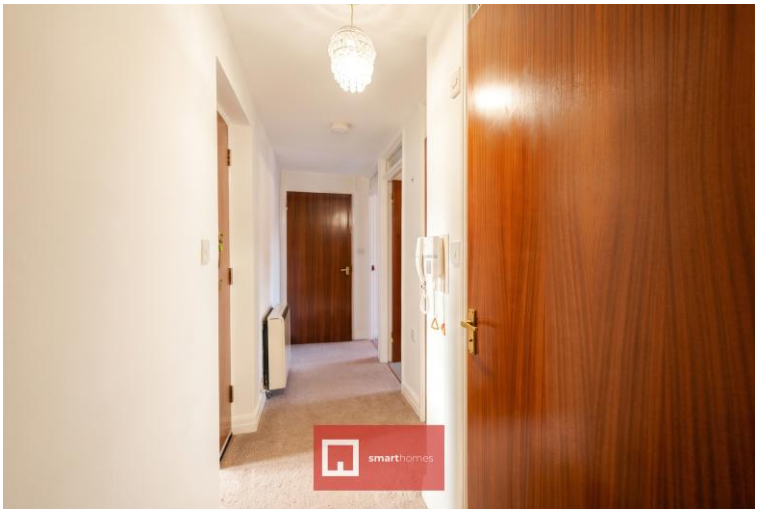
Property Description

A very well presented first floor retirement apartment situated in a most convenient location a short walk from Solihull Town Centre. Benefiting from no upward chain and offering accommodation comprising a spacious lounge, re-fitted kitchen, two good size bedrooms, re-fitted shower room and a variety of communal facilities including laundry, residents lounge, parking and well maintained gardens.

Solihull is situated in the heart of England and is considered to be one of the most highly sought after residential areas in the country boasting a range of local amenities including excellent parks, restaurants, bars and a variety of shopping centres including Touchwood Shopping Centre and Resorts World. Solihull has convenient road networks linking the M42, M6, M40, M1 and M5 giving easy access to the NEC Arena, Birmingham International Airport and Railway Station.







Rooms & Measurements

Spacious Lounge 5.79m x 3.12m (19'0" x 10'3")

Re-Fitted Kitchen 2.44m x 2.18m (8'0" x 7'2")

Bedroom One 4.14m x 2.57m (13'7" x 8’5”)

Bedroom Two 3.38m x 1.96m (11'1" x 6'5")

Re-Fitted Shower Room

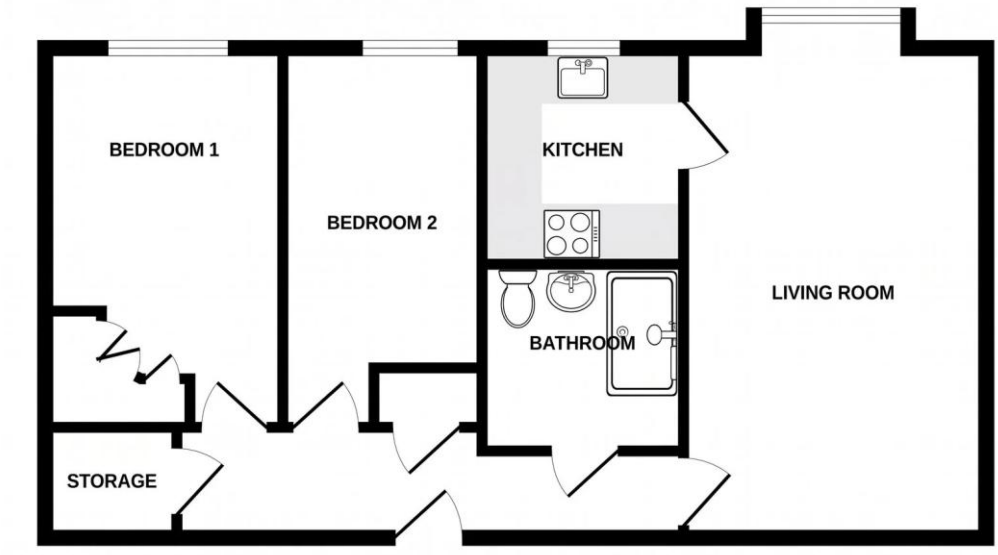
Tenure
We are advised by the vendor that the property is leasehold with approx. 114 years remaining on the lease, a service charge of approx. £3,279.24 per annum and no ground rent payable. We would advise all interested parties to obtain verification through their own solicitor or legal representative. EPC supplied by Vendor. Current council tax band – C











316 Stratford Road
Shirley
Solihull
B90 3DN

www.smart-homes.co.uk
0121 744 4144

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.