

DRAKES

ESTATE AGENTS



Richmond Road, Solihull, B92 7RP

£475,000

- A Spacious Family Home On A Generous Corner Plot
- Four Bedrooms
- Two Reception Rooms
- Good Size Kitchen
- First Floor Shower Room
- Ground Floor Bathroom
- Master Bedroom With Walk-In Wardrobe
- Driveway Parking To Front & Rear
- Rear Garden With Summer House
- Convenient Location



SCAN TO VIEW
VIRTUAL TOUR

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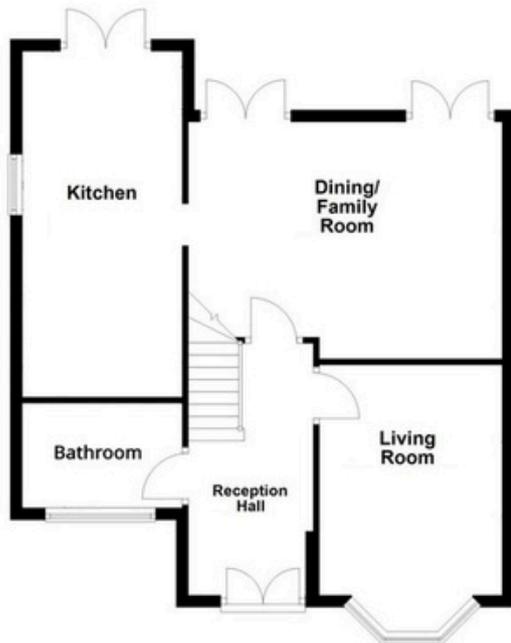
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- Lounge to front - 4.88m into bay x 3.02m (16'0" x 9'11")
- Family Dining Room to rear - 3.96m max x 5.21m (13'0" x 17'1")
- Ground Floor Family Bathroom to front - 1.75m x 2.64m (5'9" x 8'8")
- Kitchen to rear - 5.79m x 2.64m (19'0" x 8'8")
- Bedroom One to rear - 4.34m x 2.62m (14'3" x 8'7")
- Walk-In Wardrobe to front - 1.32m x 2.64m (4'4" x 8'8")
- Bedroom Two to front - 5.05m into bay x 3.02m (16'7" x 9'11")
- Bedroom Three to rear - 3.96m x 3.02m (13'0" x 9'11")
- Bedroom Four to front - 2.59m x 2.06m (8'6" x 6'9")
- Family Shower Room to rear - 1.73m x 2.59m (5'8" x 8'6")

A spacious extended and well presented family home set on a generous corner plot in a convenient location, benefitting from four bedrooms, lounge, family dining room, good size kitchen, modern family shower room, re-fitted ground floor bathroom, off road parking to front and rear and good sized rear garden with Summer house.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



COUNCIL TAX BAND: D
EPC Rating: C
Tenure: Freehold

The vendor advises that the property is Freehold. Drakes Estate Agents will not be held responsible should this information be incorrect, and we request that your conveyancing solicitor verifies this throughout the conveyancing procedure.

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