



Blaythorn Avenue, Solihull

Guide Price £299,950





PROPERTY OVERVIEW

Situated in a popular location, an ideal opportunity to purchase this two bedroom semi detached which must be viewed internally to be appreciated. The property benefits from gas central heating, double glazing and has the added attraction of a West facing garden. We recommend early viewing on this property which briefly comprises of: canopy porch, entrance hall, living room, fitted kitchen, two bedrooms, bathroom, garage and West facing rear garden.

PROPERTY LOCATION

Solihull offers an excellent range of amenities which includes the renowned Touchwood Shopping Centre, Tudor Grange Swimming Pool/Leisure Centre, Park and Athletics track. There is schooling to suit all age groups including Public and Private schools for both boys and girls, plus a range of services including commuter train services from Solihull Station to Birmingham (8 miles) and London Marylebone. In addition, the National Exhibition Centre, Birmingham International Airport and Railway Station are all within an approximate 10/15 minute drive and the M42 provides fast links to the M1, M5, M6 and M40 motorways.

Council Tax band: C

Tenure: Freehold



- Two Bedroom Semi Detached
- Early Viewing Essential
- Immaculately Maintained And Decorated
- Living Room
- Fitted Kitchen
- Garage
- Bathroom
- West Facing Garden

CANOPY PORCH

HALL

5' 4" x 2' 11" (1.63m x 0.9m)

LIVING ROOM

14' 7" x 9' 10" (4.45m x 3m)

KITCHEN

13' 7" x 5' 7" (4.15m x 1.7m)

FIRST FLOOR

BEDROOM ONE

9' 10" x 9' 10" (3m x 3m)

BEDROOM TWO

10' 10" x 6' 9" (3.31m x 2.05m)

BATHROOM

6' 0" x 5' 5" (1.83m x 1.65m)





OUTSIDE THE PROPERTY

GARAGE

16' 5" x 7' 9" (5m x 2.36m)

WEST FACING REAR GARDEN

ITEMS INCLUDED IN THE SALE

Integrated oven, Lamona integrated hob, extractor, all carpets and blinds, fitted wardrobes in one bedrooms and greenhouse.

ADDITIONAL INFORMATION

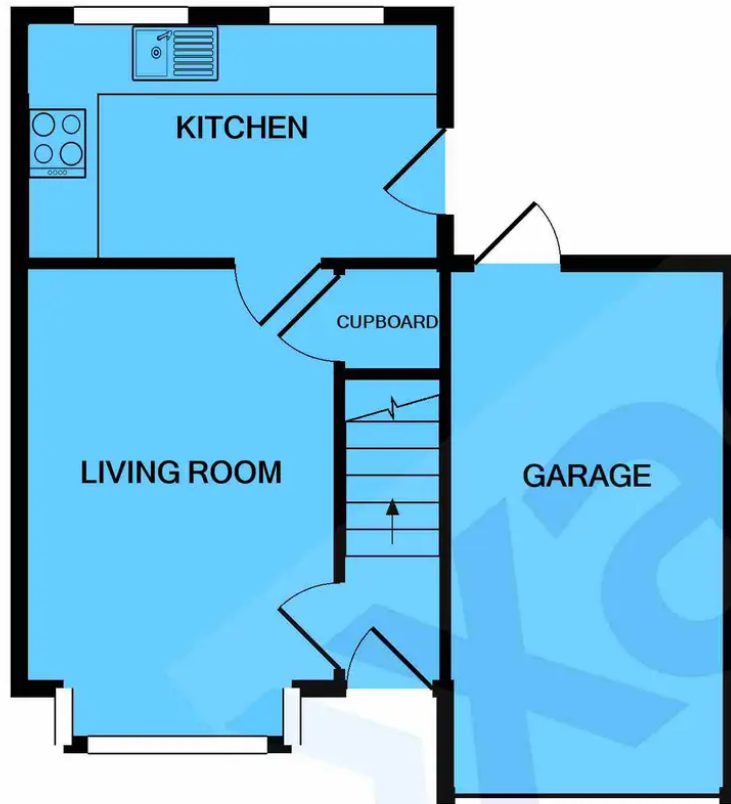
Services: Mains gas, electricity and sewers.

Broadband: EE

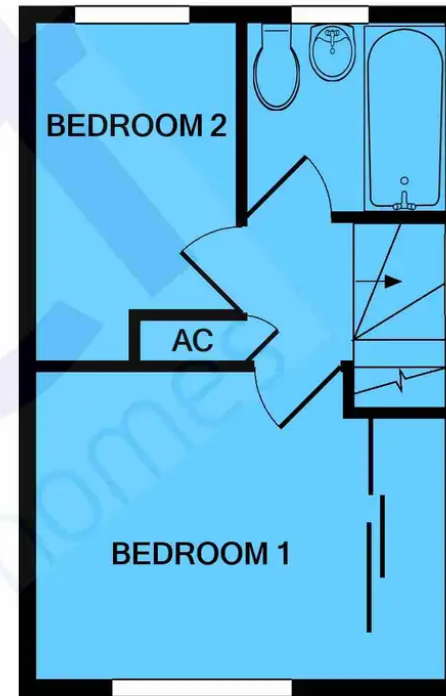
MONEY LAUNDERING REGULATIONS

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.





GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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