



Poplar Road, Dorridge

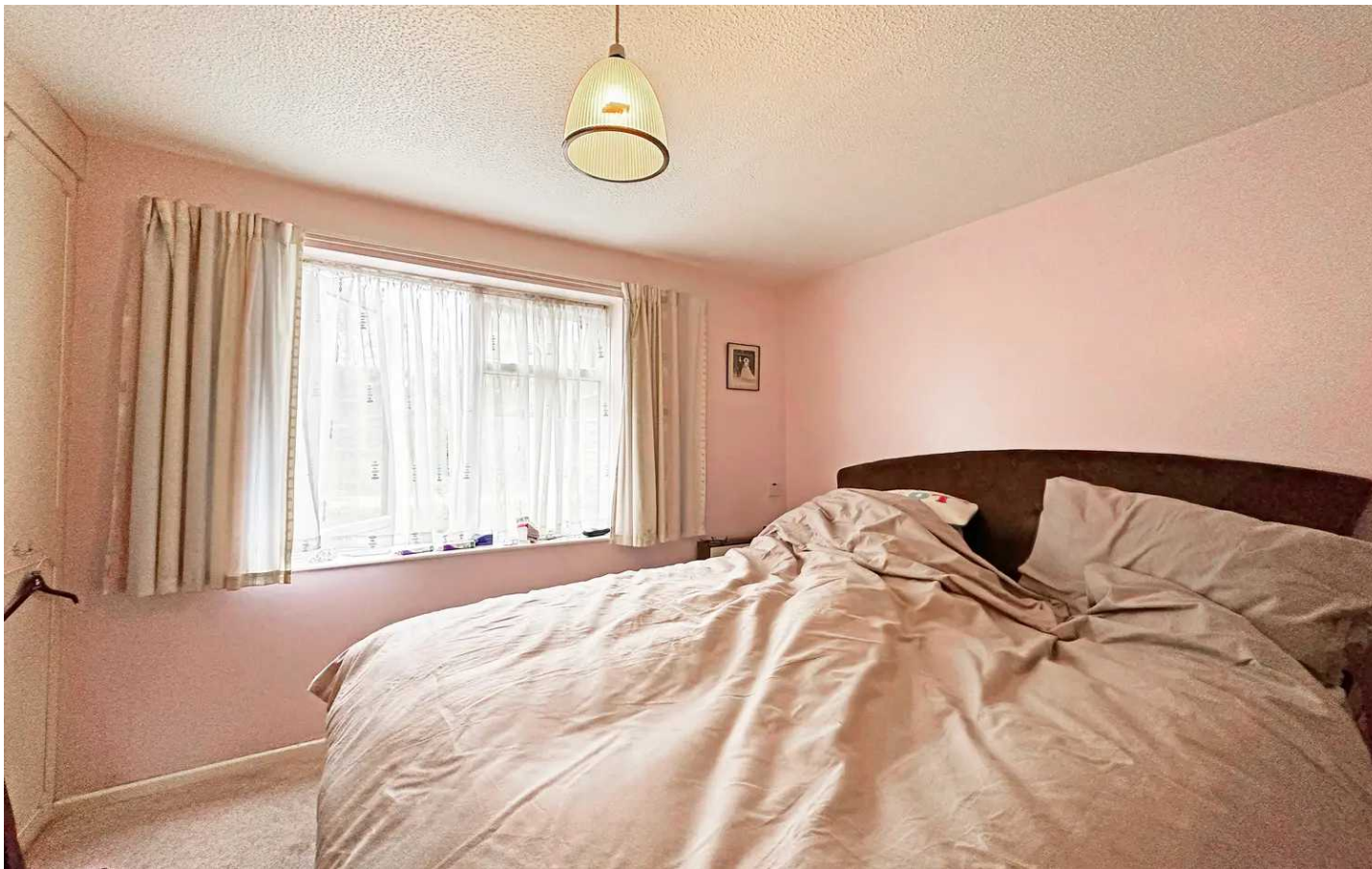
Guide Price £189,950



PROPERTY OVERVIEW

Offered to the market with the benefit of NO UPWARD CHAIN is this two bedroom ground floor maisonette for over 55s only located on a highly sought after road in Dorridge within easy walking distance to all local amenities and Dorridge Station. The property is accessed via a welcoming entrance hallway and consists of:- a spacious living / dining with French doors opening out to the rear gardens; a fitted kitchen; two bedrooms, one of which is a large principal bedroom, with the second bedroom offering versatility to be used as a dining room; and a family bathroom. Outside the property enjoys well maintained communal gardens and an allocated parking space. To view this excellent property call Xact Homes today on 01564 777284.



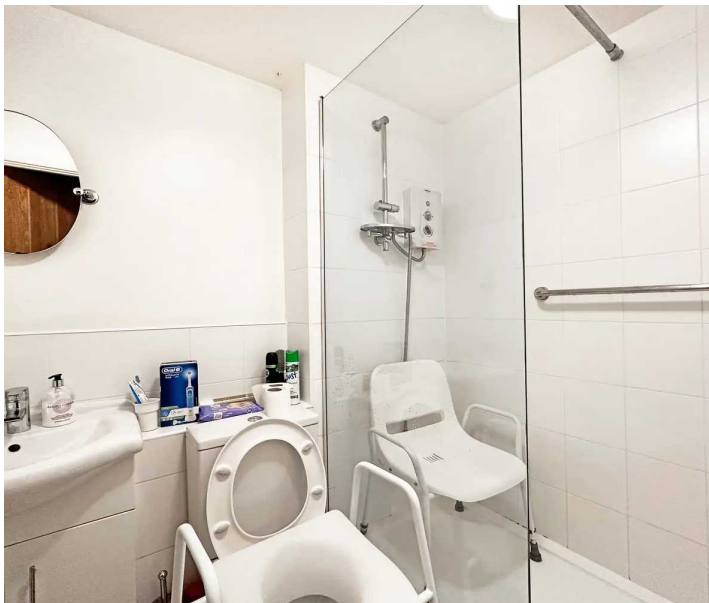


PROPERTY LOCATION

Dorridge is a conveniently located, picturesque and a sought after village, situated on the edge of open countryside, full of local amenities (including a Sainsbury's Superstore), has its own train station with links to Birmingham and London. Sporting facilities located nearby consist of the Knowle & Dorridge Cricket and Tennis Club, Copt Heath Golf Club and the Old Silhillians Rugby Club as well as numerous private gyms. A few minutes' drive away is the nearby town of Solihull, with Touchwood shopping centre, which houses many shops, restaurants, bars, cinema and John Lewis department store. Dorridge is well placed to access the M42 and M40 motorways, which then provides links to the M1, M6 and M5, enabling travel to Birmingham, Coventry and London. Resorts World and Arena, Birmingham International Airport and Birmingham International Train Station are also within easy access from Dorridge.

Council Tax band: B

Tenure: Leasehold





- Two Bedroom Ground Floor Maisonette
- NO UPWARD CHAIN
- Over 55s Only
- Living / Dining Room
- Fitted Kitchen
- Principal Bedroom
- Family Bathroom
- Communal Gardens
- Allocated Parking Space
- Walking Distance To Dorridge Station

ENTRANCE HALL

LIVING/DINING ROOM

16' 9" x 10' 10" (5.1m x 3.3m)

KITCHEN

8' 6" x 7' 10" (2.6m x 2.4m)

PRINCIPAL BEDROOM

11' 6" x 9' 6" (3.5m x 2.9m)

BEDROOM TWO

8' 6" x 7' 3" (2.6m x 2.2m)

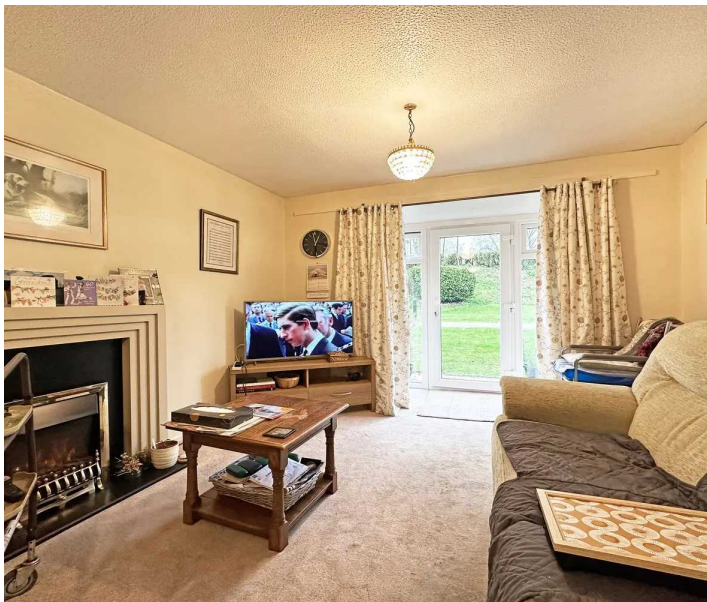
BATHROOM

6' 11" x 5' 7" (2.1m x 1.7m)

OUTSIDE THE PROPERTY

COMMUNAL GARDENS

ALLOCATED PARKING SPACE





ITEMS INCLUDED IN THE SALE

Integrated oven, integrated hob, extractor, fridge freezer, dishwasher, washing machine, all carpets, curtains, blinds and light fittings and fitted wardrobes in one bedroom.

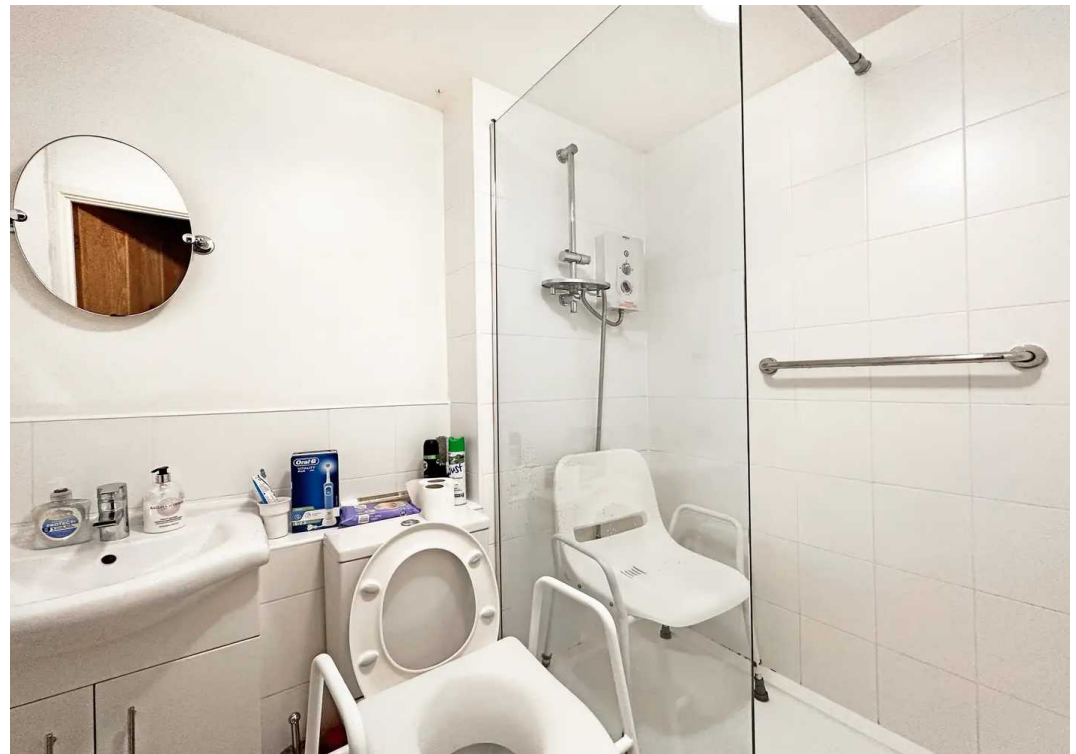
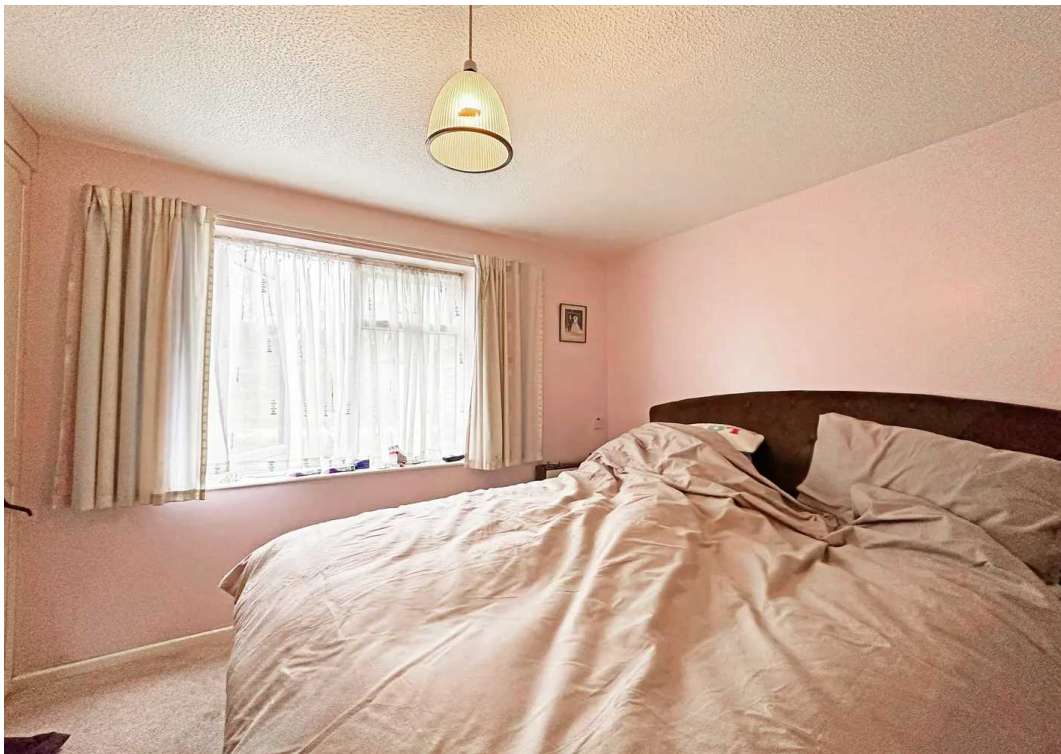
ADDITIONAL INFORMATION

Services - mains gas, electricity and sewers.

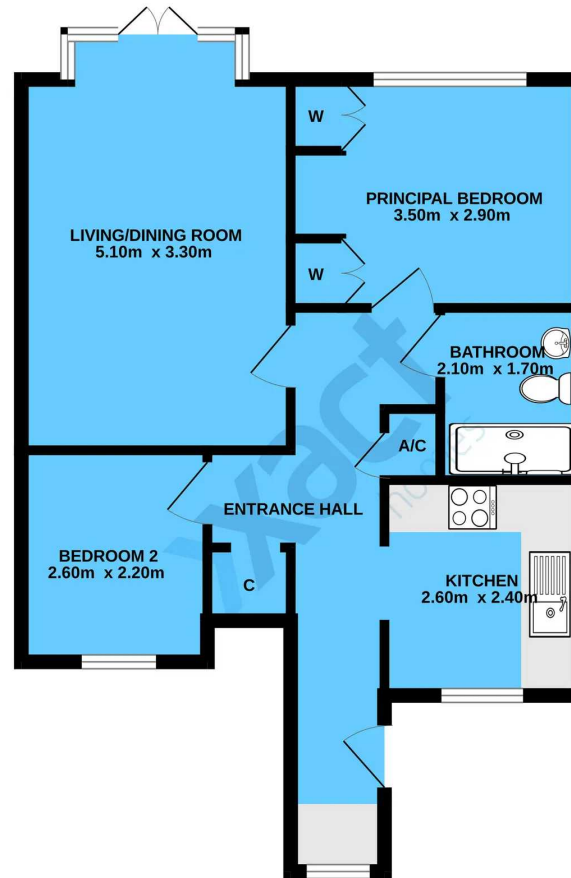
Broadband - BT.

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



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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