



Poplar Road, Dorridge

Offers Over £125,000





PROPERTY OVERVIEW

Offered to the market with the benefit of NO UPWARD CHAIN is this one bedroom first floor maisonette available for over 55s only which is located on a highly sought after road of Dorridge within easy walking distance to all local amenities and train station. The property is accessed via an entrance hallway with stairs leading to a spacious living / dining room with excellent views of the communal rear gardens. The remainder of the property consists of a newly refurbished fitted kitchen with new appliances; large double bedroom and a newly refurbished family bathroom. Outside the property enjoys well maintained communal gardens with ample seating area and an allocated parking space. To view this superb 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. Dorridge has a junior and infant school and the bordering village of Knowle has an excellent junior and infant school and secondary school, Arden Academy. A few minutes' drive away is the nearby town of Solihull, which offers its own excellent state and private schools, 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





- One Bedroom First Floor Maisonette
- NO UPWARD CHAIN
- Over 55s Only
- Living / Dining Room
- Newly Refurbished Kitchen
- Communal Gardens
- Allocated Parking Space
- Walking Distance To Dorridge Station

ENTRANCE HALLWAY

LIVING / DINING ROOM

18' 8" x 10' 2" (5.7m x 3.1m)

KITCHEN

8' 10" x 6' 3" (2.7m x 1.9m)

BEDROOM

13' 5" x 7' 10" (4.1m x 2.4m)

BATHROOM

6' 9" x 6' 3" (2.05m x 1.9m)

OUTSIDE THE PROPERTY

WELL MAINTAINED COMMUNAL GARDENS

AN ALLOCATED PARKING SPACE



**ITEMS INCLUDED IN SALE**

Zanussi free standing cooker, Bush washing machine, all carpets, all curtains, all blinds, fitted wardrobes in bedroom one and all light fittings.

ADDITIONAL INFORMATION

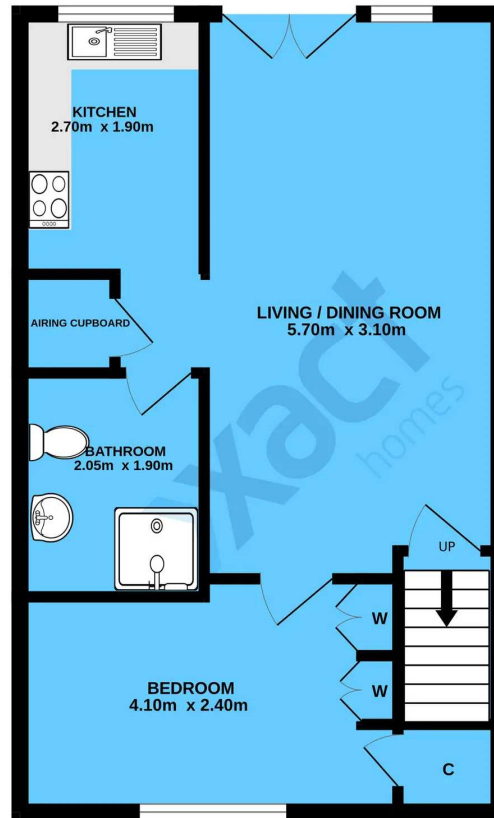
Services - electricity and mains sewers. Broadband - Fibre. Service charge - £2000 (pa). Ground rent - £185 (pa).

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.



1ST 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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