



104 BROAD OAKS ROAD, SOLIHULL, B91 1HZ

ASKING PRICE OF £575,000

EPC: C Council Tax Band: E



Location

Solihull is located approximately 9 miles (14.5 km) south-east of Birmingham city centre. Situated in the heart of England, it is considered to be a prosperous and highly sought-after residential area. The town is the administrative centre of the larger Metropolitan Borough of Solihull and has a range of first-rate local amenities, including parks, sports and leisure facilities, schools, libraries, and a theatre/arts complex. The pedestrianised shopping centre has a diverse range of high-street shops, boutiques and speciality restaurants as well as a multi-screen cinema. There are direct commuter train services to Birmingham and London and easy access to the M5, M6, M40 and M42. Birmingham International Airport and Railway Station are approximately 20 minutes drive away, just next to the National Exhibition Centre. Solihull lies at the edge of an extensive green-belt area with easy access to the Warwickshire countryside.

- Detached Bungalow
- Three Double Bedrooms (Master En Suite)
- Prime Solihull Location
- Walking Distance of Town Centre
- Garage & Driveway
- Lounge/Diner
- Breakfast Kitchen
- Family Bathroom



A three double bedroom detached bungalow situated in a prime Solihull location within walking distance of Solihull town centre. The property offers both gas central heating and double glazing. The accommodation briefly comprises; entrance hall, spacious lounge/diner, breakfast kitchen, master bedroom with en suite bathroom/wc, two further double bedrooms, family bathroom/wc, driveway, garage and enclosed rear garden. No Upward Chain.



ENTRANCE HALL

LOUNGE/DINER 15' 3" x 10' 3" (4.65m x 3.12m)

BREAKFAST KITCHEN 11' 4" x 8' 8" (3.45m x 2.64m)

MASTER BEDROOM 11' 9" x 9' 1" (3.58m x 2.77m)

EN SUITE BATHROOM/WC

BEDROOM TWO 12' 0" x 13' 10" into bay 11' 4" min
(3.66m x 4.22m 3.45m)

BEDROOM THREE 11' 2" x 8' 2" (3.4m x 2.49m)

FAMILY BATHROOM/WC

DRIVEWAY

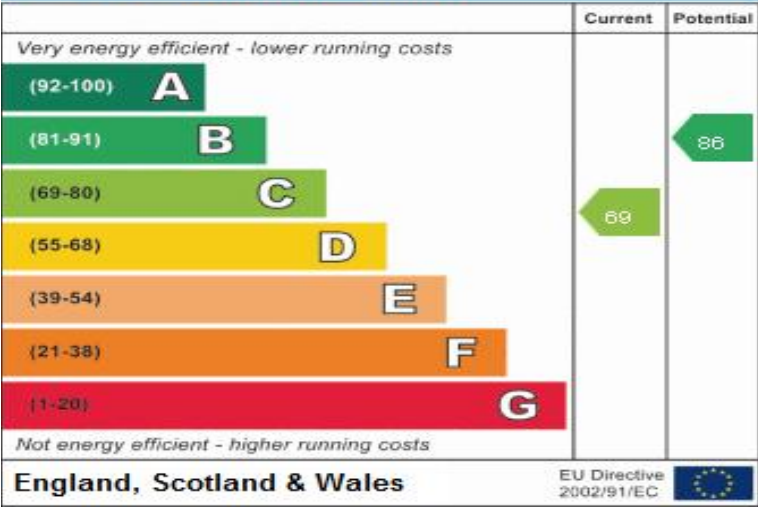
GARAGE

ENCLOSED REAR GARDEN



Tenure: We have been advised by the seller that the property is Freehold. Interested purchasers should seek clarification of this from their solicitor (If Leasehold, Leasehold Covenants may apply)

Energy Efficiency Rating



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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.

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