



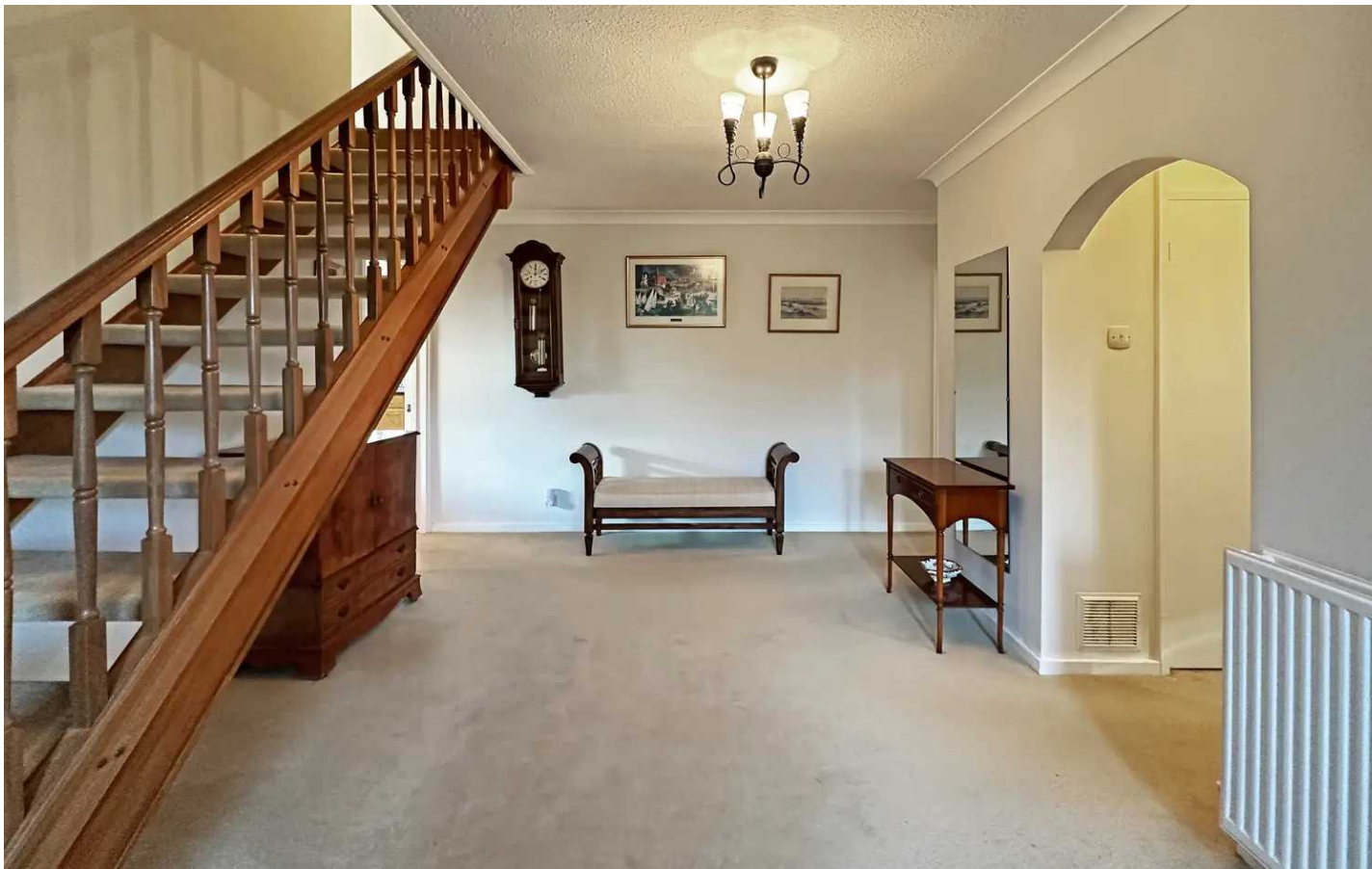
# White House Way, Solihull

Guide Price £895,000

**xact**  
EXCLUSIVE





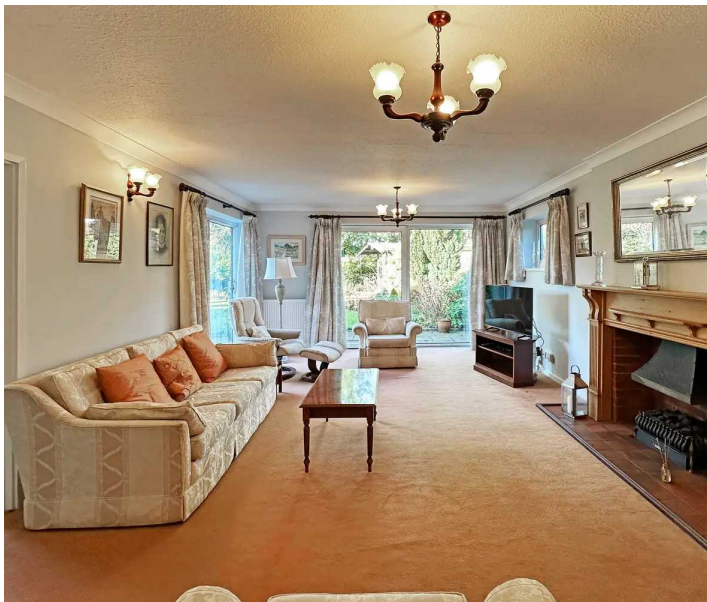


#### PROPERTY OVERVIEW

Situated just off Alderbrook Road in Solihull, a fantastic opportunity to purchase this spacious four bedroom extended detached offered to the market with NO UPWARD CHAIN. This property is within easy walking distance to Solihull Town Centre, offers spacious family accommodation and benefits from a west facing garden. The accommodation in more detail comprises of: an impressive entrance hall, guest cloakroom, study, large extended living room, dining room, breakfast kitchen, four double bedrooms, dressing room, two en-suites, family bathroom, double garage and private west facing 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 minutes drive and the M42 provides fast links to the M1, M5, M6 and M40 motorways.







Council Tax band: G

Tenure: Freehold

- Prime Location
- No Upward Chain
- Large Four Bedroom Extended Detached
- Three Reception Rooms
- Large Breakfast Kitchen
- Four Double Bedrooms
- Dressing Room
- Two En-Suites
- Family Bathroom
- West Facing Garden







## ENTRANCE HALL

### WC

6' 4" x 2' 5" (1.93m x 0.73m)

### STUDY

11' 7" x 11' 2" (3.54m x 3.40m)

### LIVING ROOM

23' 11" x 13' 4" (7.30m x 4.06m)

### DINING ROOM

12' 2" x 10' 2" (3.71m x 3.11m)

### BREAKFAST KITCHEN

21' 0" x 10' 8" (6.40m x 3.25m)

## FIRST FLOOR

### BEDROOM ONE

17' 8" x 17' 5" (5.39m x 5.30m)

### ENSUITE

8' 1" x 3' 10" (2.47m x 1.16m)

### DRESSING ROOM

10' 8" x 8' 2" (3.25m x 2.50m)

### BEDROOM TWO

21' 6" x 12' 5" (6.55m x 3.78m)

### ENSUITE

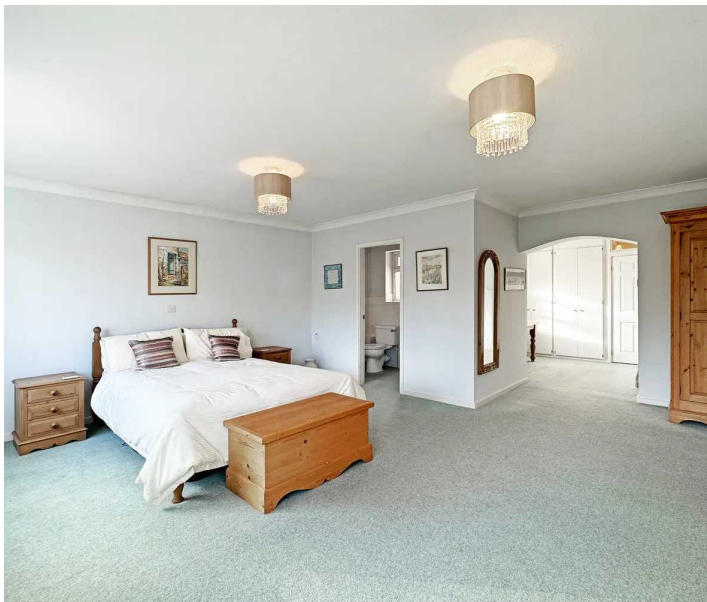
7' 11" x 6' 10" (2.42m x 2.08m)

### BEDROOM THREE

11' 4" x 9' 10" (3.45m x 3.00m)

### BEDROOM FOUR

11' 2" x 10' 8" (3.41m x 3.26m)



**BATHROOM**

7' 5" x 7' 1" (2.27m x 2.17m)

**TOTAL SQUARE FOOTAGE**

Total floor area: 214.0 sq.m. = 2303 sq.ft. approx.

**OUTSIDE THE PROPERTY****DOUBLE GARAGE**

18' 10" x 17' 6" (5.73m x 5.34m)

**PRIVATE WEST FACING GARDEN****ITEMS INCLUDED IN SALE**

Integrated oven, integrated hob, extractor, fridge, dishwasher, all carpets, some curtains, all blinds, fitted wardrobes in two bedrooms, all light fittings, a garden shed, an electric garage door and a summer house.

**ADDITIONAL INFORMATION**

Services - mains gas, electricity and mains sewers.

Loft space - boarded with ladder and lighting.

**MONEY LAUNDERING REGULATIONS**

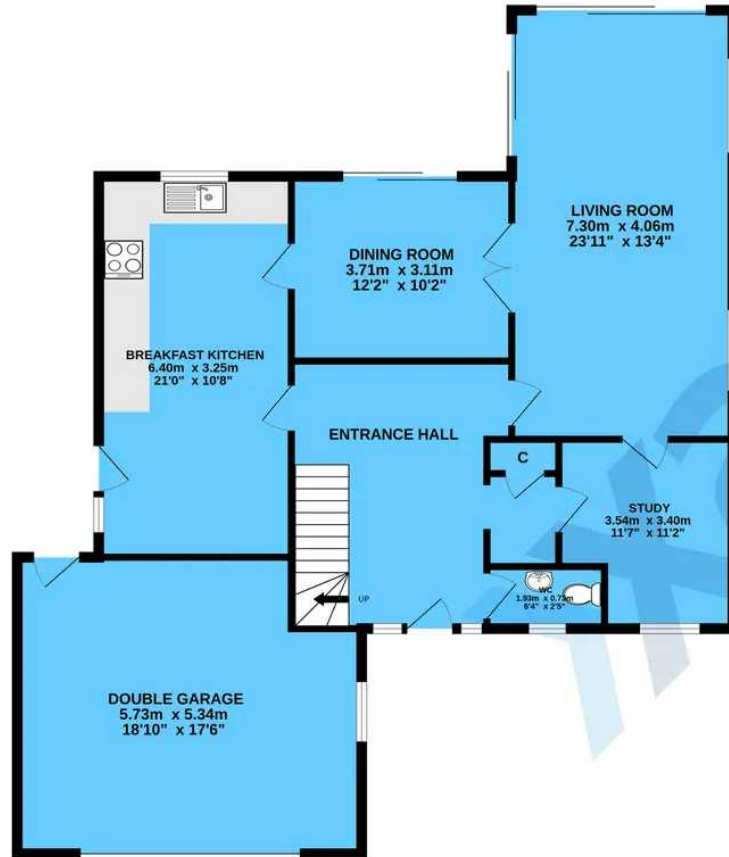
Prior to a sale being agreed, prospective purchasers will be required to produce identification documents.

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.

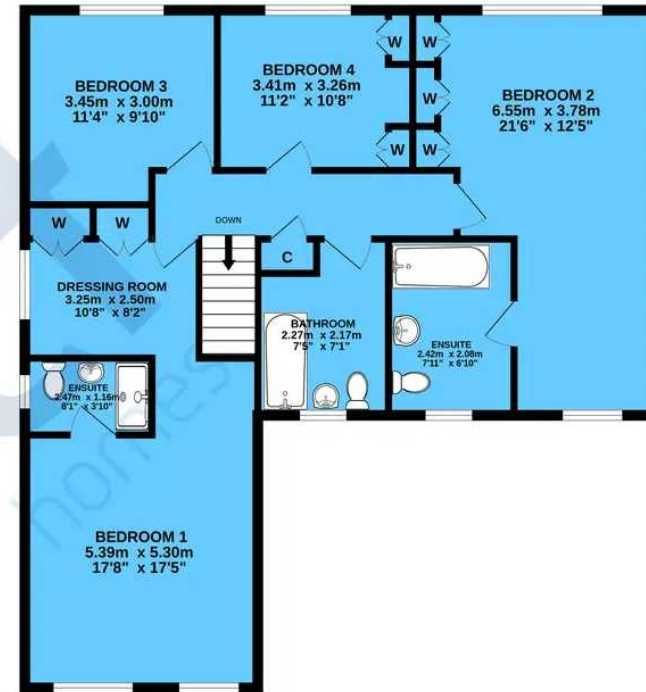




GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 214.0 sq.m. (2303 sq.ft.) approx.

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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# Xact Homes

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