



smarthomes

Old Lode Lane

Solihull

- A Lovingly Maintained Semi-Detached Family Home
- Three Bedrooms
- Two Reception Room & Extended Breakfast Kitchen
- South/Easterly Facing Rear Garden

Offers Over £350,000

Current EPC Rating - D
Current Council Tax Band - D





Property Description

A lovingly maintained semi-detached family home that has been owned by the same family for the past 63 years. Being sold with the benefit of no upward chain and offering spacious accommodation comprising two reception rooms, an extended breakfast kitchen, utility area, three bedrooms, family bathroom, South/Easterly facing rear garden, wide side garage and driveway parking

Solihull is situated in the heart of England and is considered to be one of the most highly sought after residential areas in the country boasting a range of local amenities including excellent schools, colleges, parks, restaurants, bars and an excellent variety of shopping centres including Touchwood shopping centre and the new Resorts World. Solihull has convenient road networks linking the M42, M6, M40, M1 and M5 giving easy access to the NEC Arena, Birmingham International Airport and Railway Station.



Rooms & Measurements

Lounge to Front 4.14m x 3.58m (13'7" x 11'9")

Dining Room to Rear 3.66m x 3.56m (12'0" x 11'8")

Extended Breakfast Kitchen to Rear 4.65m x 3.15m max
(15'3" x 10'4" max)

Utility Area 3.43m x 0.81m (11'3" x 2'8")

Bedroom One to Front 4.19m x 3.58m (13'9" x 11'9")

Bedroom Two to Rear 3.63m x 3.58m (11'11" x 11'9")

Bedroom Three to Front 2.57m x 2.03m (8'5" x 6'8")

Family Bathroom to Rear

Tenure

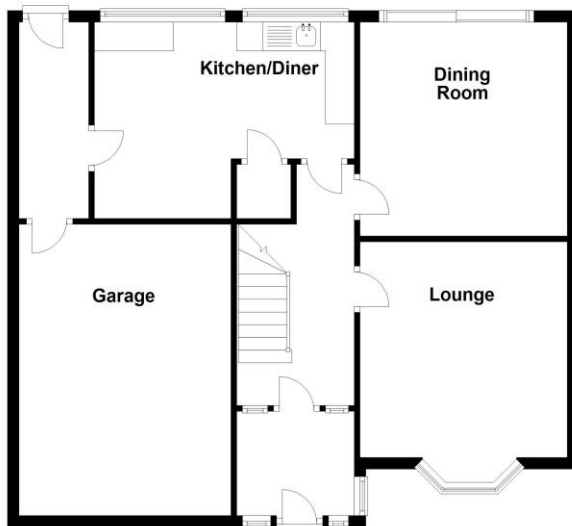
We are advised by the vendor that the property is freehold.
We would advise all interested parties to obtain verification
through their own solicitor or legal representative.

EPC supplied by Nigel Hodges.

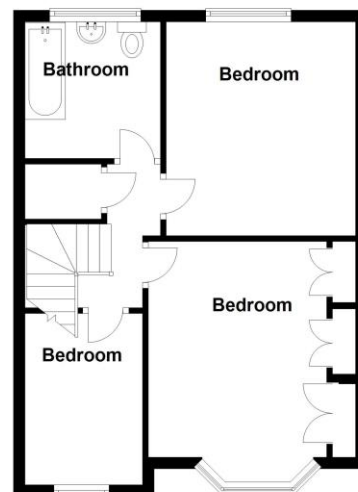
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Ground Floor



First Floor



Total area: approx. 122.1 sq. metres (1314.4 sq. feet)

316 Stratford Road
Shirley
Solihull
B90 3DN

www.smart-homes.co.uk
0121 744 4144

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate and are 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.