



smarthomes

Tanhouse Farm Road

Solihull

- A Three Bedroom Family Home on a Large Corner Plot
- Fitted Kitchen, Lounge & Dining Room
- Large Rear Garden & Driveway Parking
- No Upward Chain

£310,000

Current EPC Rating - C
Current Council Tax Band - C





Property Description

A semi-detached family home situated on a wide corner plot offering superb potential for extension subject to planning consent. With accommodation comprising a spacious lounge, dining room, fitted kitchen, utility, three good size bedrooms, family bathroom, driveway parking and a large rear garden with gardeners W.C

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 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

Spacious Lounge to Front 5.11m x 3.35m (16'9" x 11'0")

Dining Room to Rear 3.35m x 1.96m (11'0" x 6'5")

Fitted Kitchen 3.84m x 2.84m (12'7" x 9'4")

Utility 2.34m x 2.03m (7'8" x 6'8")

Bedroom One to Rear 3.35m x 3.35m (11'0" x 11'0")

Bedroom Two to Front 3.05m x 2.79m (10'0" x 9'2")

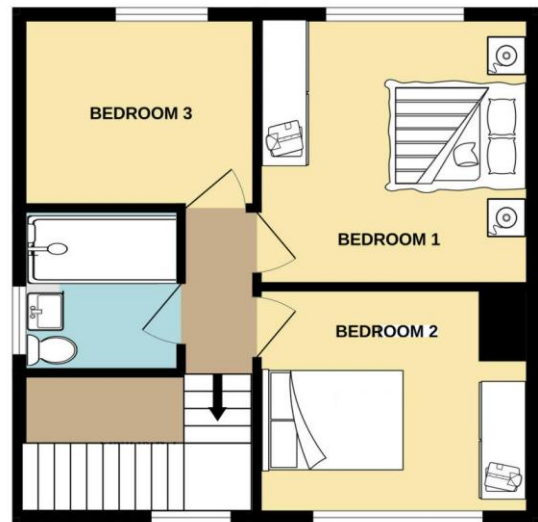
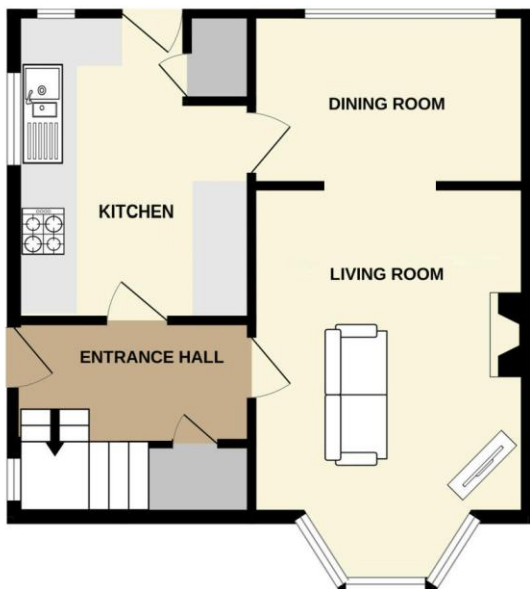
Bedroom Three to Rear 2.9m x 2.21m (9'6" x 7'3")

Family Bathroom to Side 1.91m x 1.88m (6'3" x 6'2")

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 vendor. Current council tax band – C



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.