



176 Broadoaks, Streetsbrook Road, Solihull, B91 1US

Fixed Price **£500,000**

Top-floor (fourth floor) three-bedroom penthouse located in the heart of Solihull. This exceptional apartment features a spacious open-plan layout, combining a contemporary kitchen, dining area, and lounge, complete with a stylish island. Finished to a high-end specification throughout, the property offers generous storage and integrated kitchen appliances for modern convenience. The impressive large balcony is a standout feature, perfect for relaxing or entertaining. With tall ceilings and an abundance of natural light, the apartment feels bright and airy throughout. The property also benefits from two allocated parking spaces. Ideal for investors or families alike, get in touch today to arrange a viewing.

Bedrooms: 3 | Bathrooms: 2 | Receptions: 1

Property Type: Penthouse

Open Plan kitchen / Lounge / Dining Area 6.88m x 4.43m (22.32'3" x 14.54'0")

The impressive open-plan kitchen, lounge, and dining area is the heart of the home, designed with both style and functionality in mind. Flooded with natural light, the space features large windows and expansive bi-fold doors that open out onto a beautiful balcony, creating a seamless indoor-outdoor feel. Wooden flooring runs throughout, adding warmth and character, while ceiling spotlights enhance the bright and airy atmosphere. The contemporary kitchen is fitted with sleek grey handle less units and a range of integrated appliances, including a Neff four-ring electric hob with extractor fan over, a double Neff electric oven, integrated washer dryer, dishwasher, and fridge freezer. Under-cupboard lighting further complements the modern design. At the centre of the space, a stylish island with overhead lighting serves as a focal point, perfect for everyday living, dining, and entertaining. A dual sink adds practicality, completing this beautifully presented and spacious area.

Hallway 3m x 1.13m (9.83'0" x 3.7'0")

Principle bedroom 4.81m x 2.72m (15.79'0" x 8.91'0")

The principal bedroom is beautifully presented with soft carpeting, a tall ceiling, and a large window that allows natural light to flood the space. It features a radiator for added comfort and ceiling spotlights, creating a bright yet relaxing atmosphere. Generously proportioned, this room offers an ideal retreat at the end of the day.

Ensuite 1.69m x 2.18m (5.54'0" x 7.15'0")

The bathroom is finished to a high standard with elegant marble tiling to the floor, walls, and shower area, creating a sleek and contemporary feel. It features a walk-in shower with a glass screen, rainfall shower head, and an additional handheld attachment. Further benefits include a stylish wall-mounted sink with integrated drawer storage, a wall-hung W.C. with concealed flush, a large mirror, ceiling spotlights, extractor fan, shaver socket, and a ladder-style radiator, completing this beautifully designed space.

Second bedroom 2.89m x 3.76m (9.49'0" x 12.32'0")

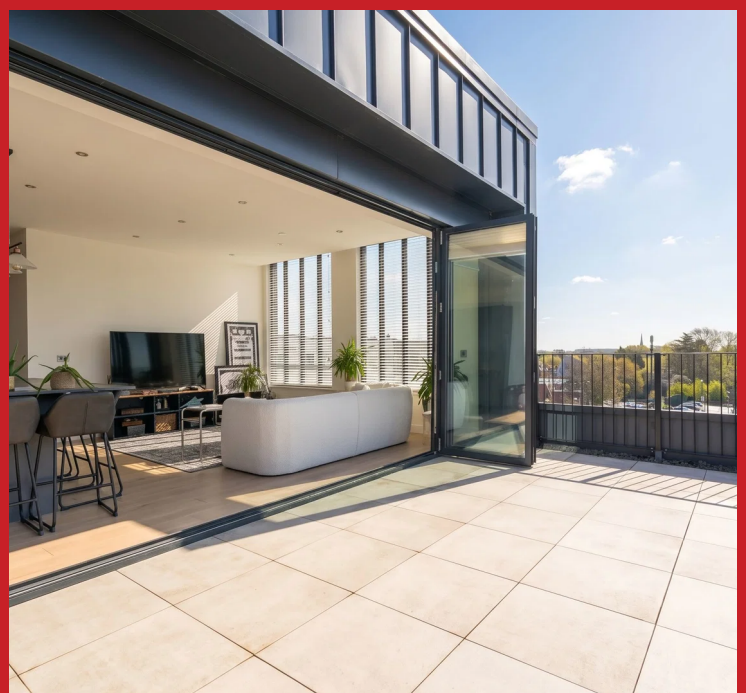
The second bedroom is tastefully finished with soft carpeting and a tall ceiling, creating a comfortable sense of space. It features ceiling spotlights, a radiator, and a large mirror, enhancing both light and functionality. A warm and cosy room, ideal for relaxation.

Third bedroom 2.05m x 3.75m (6.72'0" x 12.31'0")

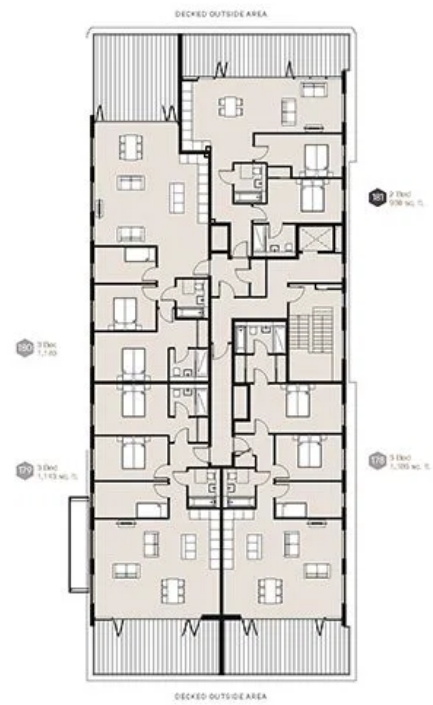
The third bedroom is well-presented with soft carpeting, a tall ceiling, and a large window that allows plenty of natural light to flood the space. It features a radiator for comfort and two ceiling spotlights, creating a bright and welcoming atmosphere. Versatile in its use, it can also serve as an ideal home office or study.

Bathroom 2.35m x 1.67m (7.7'0" x 5.48'0")

The bathroom is stylishly finished with marble-effect tiling to both the walls and floor, creating a sleek and contemporary look. It features a panelled bath with a rainfall shower and additional handheld attachment, offering both comfort and convenience. Further benefits include a contemporary sink, a wall-hung W.C. with concealed flush, a large wall-mounted mirror, shaver socket, extractor fan, ceiling spotlights, and a ladder-style radiator, completing this well-appointed space.



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AT BROADOAKS



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	72
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

