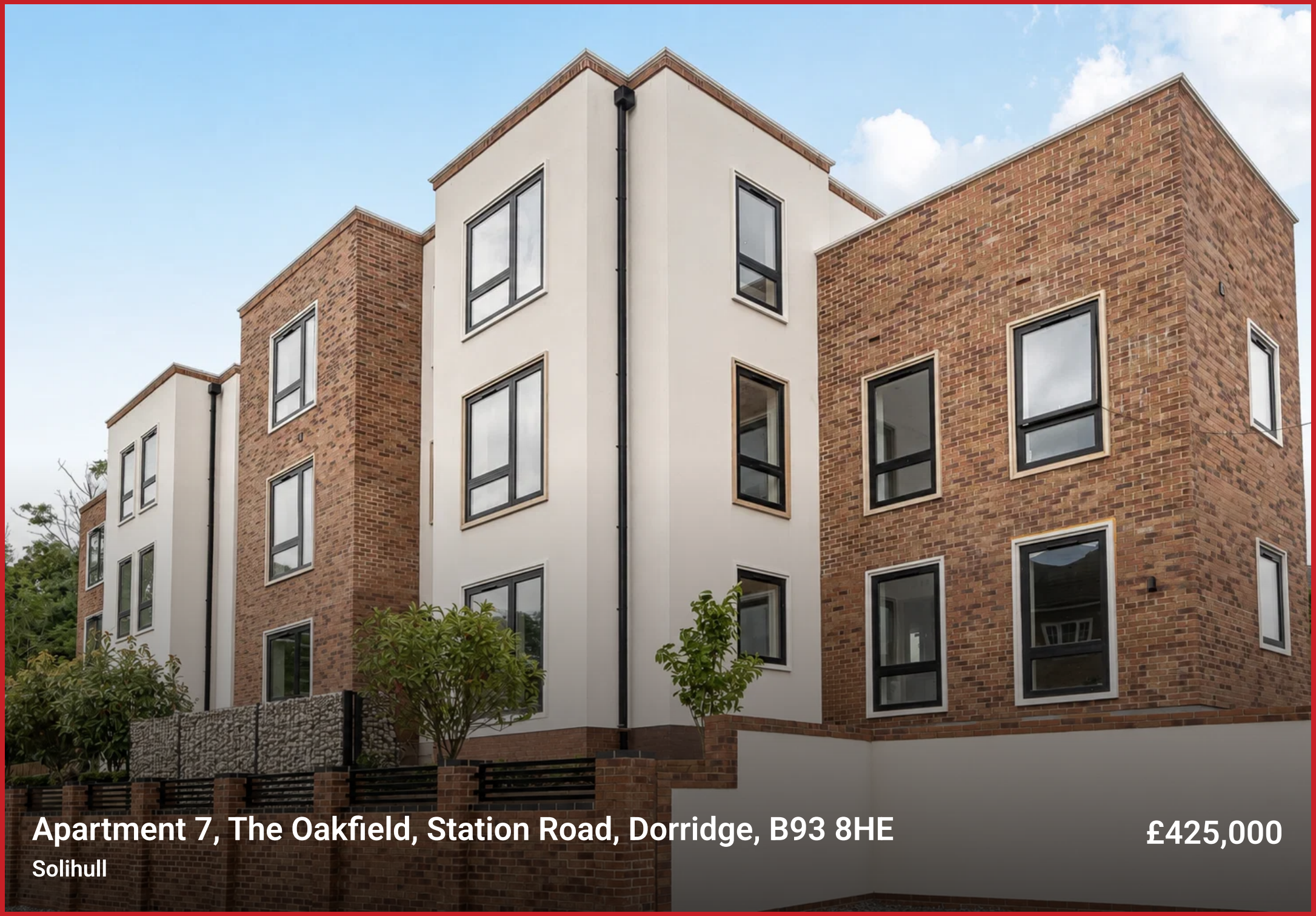

# Apartment 7, The Oakfield, Station Road, Dorridge, B93 8HE

Solihull

£425,000

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**Tenure:** Share of Freehold

**Property Type:** Apartment

**Bedrooms:** 2 | **Bathrooms:** 2 | **Receptions:** 1

Apartment 7 is a beautifully appointed two-bedroom second floor apartment, featuring a stylish ensuite to the main bedroom. Situated within The Oakfield, an exclusive development of just nine luxury apartments, in the sought-after village of Dorridge. Finished to an exceptional standard, the apartment benefits from a contemporary SieMatic kitchen, elegant bathrooms, underfloor heating and high-quality fixtures and fittings throughout. Residents also enjoy landscaped communal gardens and secure gated allocated parking with EV charging points. Ideally located within walking distance of Dorridge village centre and railway station, offering an excellent combination of contemporary luxury and convenience. Get in touch to find out more!

- Spacious second floor apartment
- Secure gated, allocated parking with EV charging
- Two double bedrooms
- Integrated Siemens kitchen appliances
- Beautiful bathrooms
- Ensuite in the main bedroom
- Underfloor heating
- Situated in the sought-after area Dorridge
- Lovley terrace
- Lift to all floors

Thoughtfully arranged over three floors, the development comprises a carefully selected mix of one, two and three-bedroom apartments, each individually designed to provide stylish, comfortable and practical living spaces.

Every apartment has been finished to an exceptional standard, with contemporary kitchens by SieMatic, supplied and installed by Kitchen Gallery, complemented by premium Neolith quartz worktops and high-quality Siemens appliances. Beautifully appointed bathrooms, designed by SKG Interiors, feature elegant Duravit sanitaryware and Hansgrohe brassware, creating a sophisticated and luxurious finish throughout. Further features include designer internal doors, stylish lighting and electrical fittings, underfloor heating and lift access, ensuring comfort and convenience in every aspect of daily living. Externally, residents can enjoy beautifully landscaped communal gardens, alongside the benefit of secure, gated allocated parking with dedicated electric vehicle charging points.

**Entrance Hallway** 1.5m x 7.5m (4'11" x 24'7")
Accessed via the main composite entrance door, the communal entrance hallway is finished with attractive wood-effect flooring and ceiling spotlights. A lift provides convenient access to all floors, alongside a staircase.






**Apartment Hallway** 1.1m x 10.3m (3'7" x 33'9")
Entering Apartment One through the composite front door, you are welcomed into a bright, spacious and inviting open hallway, finished with stylish wood-effect flooring. Ceiling spotlights and feature LED strip lighting along the coving create a contemporary ambience, while underfloor heating throughout ensures year-round comfort. Including a video intercom entry system.

**Open Plan Kitchen/Diner/Lounge** 5.3m x 10.4m (17'4" x 34'1")
The impressive open-plan living area is flooded with natural light, creating a bright and welcoming space ideal for both relaxing and entertaining. The kitchen is beautifully appointed with a contemporary SieMatic fitted kitchen, complemented by stylish wood-effect flooring, underfloor heating and recessed ceiling spotlights. A window overlooks the side of the property, providing a pleasant outlook.

The kitchen is equipped with a comprehensive range of integrated Siemens appliances, including a fridge/freezer, washing machine, washer/dryer, four-ring electric hob with extractor hood, microwave and electric oven. Further features include sleek Neolith quartz worktops with matching upstands, ample fitted storage and a Quooker boiling hot water tap, combining premium design with everyday convenience. French doors extend the living space outdoors, opening onto a private terrace area which enjoys views across the front of the development, providing an ideal spot for outdoor relaxation and entertaining.

**First bedroom** 4m x 4.2m (13'1" x 13'9")
The main bedroom is a comfortable and well-presented space, featuring soft carpeting, ceiling spotlights, LED strip lighting to ceiling and front-facing windows allowing natural light to fill the room, with power points. The bedroom further benefits from its own private ensuite, offering additional comfort and convenience.

**Ensuite** 1.7m x 1.7m (5'6" x 5'6")
The ensuite shower room is finished to a high specification, featuring stylish tiling to both the walls and floor, complemented by ceiling spotlights. With a frosted window outlooking the side aspect. The contemporary suite comprises a wall-hung WC with concealed flush, alongside a generous vanity unit with integrated drawer storage and a wall-mounted LED illuminated mirror. A spacious walk-in shower features a rainfall showerhead, additional handheld shower attachment and glass screen, with conveniently positioned side-mounted controls for ease of access. Further benefits include a modern ladder-style heated towel rail and extractor fan, creating a sleek and luxurious space.








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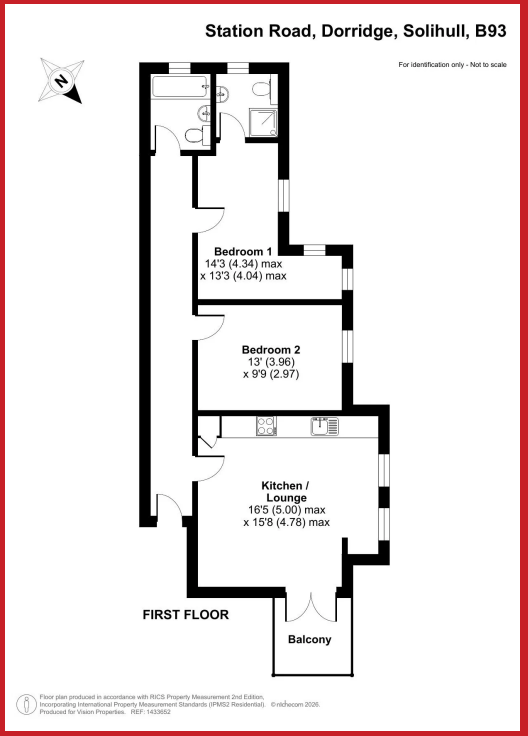
**Second bedroom** 3.9m x 2.9m (12'9" x 9'6")
The second bedroom is a well-proportioned double room, finished with soft carpeting and recessed ceiling spotlights. Windows overlooking the side of the development, allowing natural light to flow into the room. Further benefits include conveniently positioned power points, making this a versatile space ideal for use as a guest bedroom or additional bedroom.

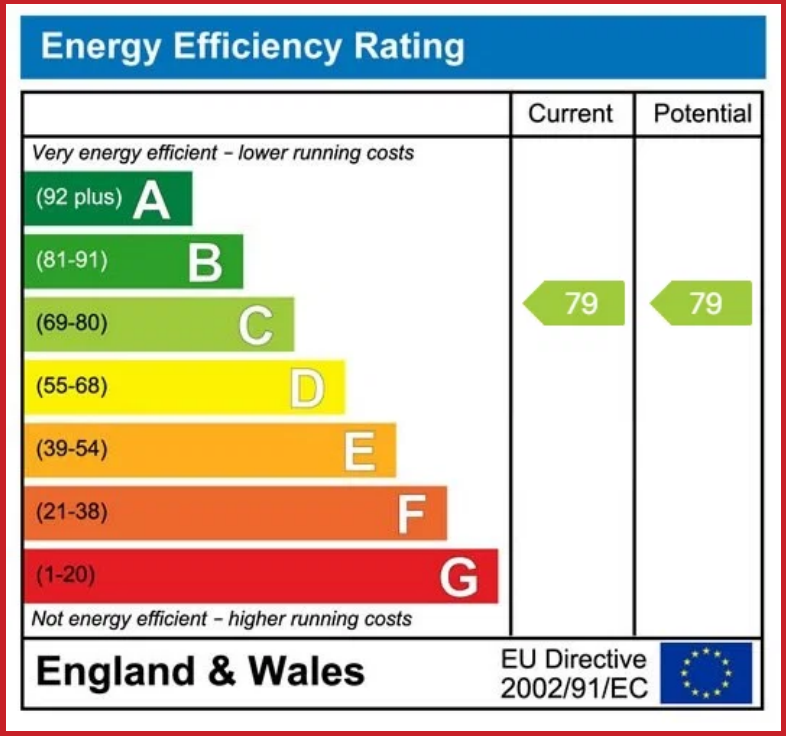
**Family Bathroom** 2.4m x 1.7m (7'10" x 5'6")
The beautifully appointed family bathroom has been finished to a high standard, featuring elegant floor-to-ceiling tiling and a contemporary suite. Fittings include a wall-hung WC with wall mounted flush, a stylish vanity unit with integrated drawer storage and a wall-mounted LED mirror. An illuminated recessed shelf provides an attractive feature, complemented by ceiling spotlights, an extractor fan and a contemporary ladder-style heated towel rail. The panelled bath is fitted with a shower head attachment and glass screen, with conveniently positioned side-mounted shower controls for ease of use. A stylish and thoughtfully designed space, combining modern finishes with everyday practicality.













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