



Milholme Green, Solihull

Guide Price £190,000





PROPERTY OVERVIEW

Introducing this immaculately presented two-bedroom ground floor maisonette, boasting a perfect blend of comfort, convenience, and charm. Offered with no upward chain, this property presents an ideal opportunity for first-time buyers desiring to step onto the property ladder, or astute investors seeking a lucrative addition to their portfolio. Nestled within a quiet cul-de-sac, upon entering you are welcomed into a spacious living/dining room illuminated by an abundance of natural light, creating an inviting space to entertain guests or relax after a long day. The adjacent fitted kitchen is equipped with appliances and ample storage, catering to all culinary pursuits. The property features two well-proportioned bedrooms, both serviced by a family bathroom, providing comfortable and private retreats for residents or guests alike. Outside, the property offers a private rear garden, complete with a charming patio seating area and a lush lawn section, providing a serene outdoor space to unwind or bask in the sun's warmth. This outdoor oasis is perfect for hosting al fresco gatherings or simply enjoying a tranquil moment amidst nature's beauty.



For added convenience, the property benefits from an allocated parking space, ensuring a stress-free experience for residents when returning home or entertaining guests. In conclusion, this delightful ground floor maisonette presents a rare opportunity to acquire a well-maintained residence in a sought-after location. With its versatile layout, modern amenities, and peaceful surroundings, this property promises a comfortable and convenient lifestyle for discerning buyers. Arrange a viewing today to experience the harmonious blend of comfort and style that awaits within these walls.

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: B

Tenure: Leasehold





- Two Bedroom Ground-Floor Maisonette
- NO UPWARD CHAIN
- Ideal For First-Time Buyers Or Investors
- Set On A Quiet Cul-De-Sac
- Abundance Of Natural Light Throughout
- Living / Dining Room
- Fitted Kitchen
- Private Rear Garden
- Allocated Parking Space

ENTRANCE

LIVING/DINING ROOM

16' 1" x 11' 0" (4.90m x 3.35m)

KITCHEN

9' 9" x 7' 7" (2.97m x 2.31m)

BEDROOM ONE

13' 0" x 7' 5" (3.96m x 2.26m)

BEDROOM TWO

12' 10" x 8' 6" (3.91m x 2.59m)

BATHROOM

9' 10" x 5' 2" (3.00m x 1.57m)

TOTAL SQUARE FOOTAGE

57.0 sq.m (614 sq.ft) approx.



OUTSIDE THE PROPERTY

PRIVATE REAR GARDEN WITH PATIO AREA

ALLOCATED PARKING SPACE

ITEMS INCLUDED IN THE SALE

Integrated oven, integrated hob, extractor, all carpets, curtains and light fittings and garden shed.

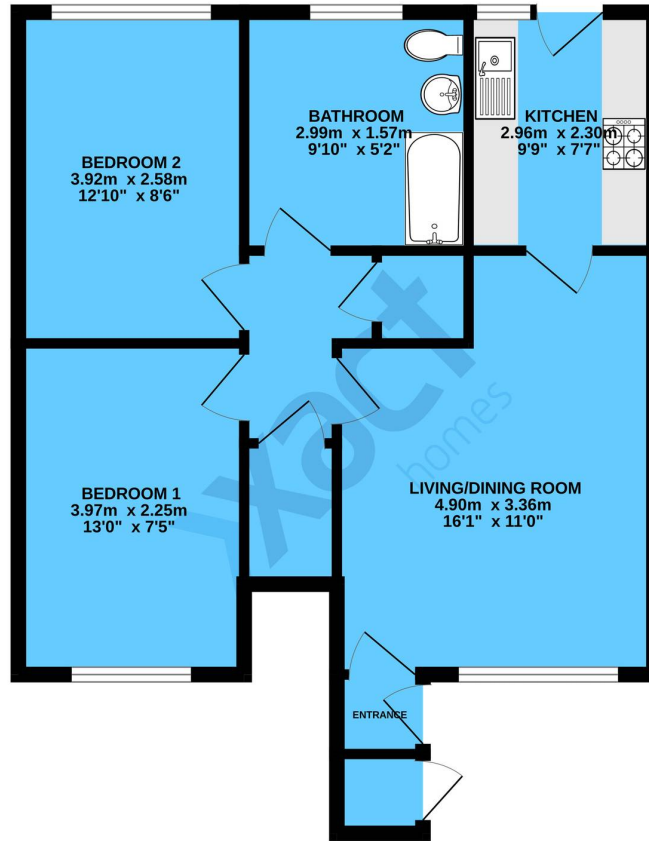
ADDITIONAL INFORMATION

Services - water meter, mains gas, electricity and sewers. Service charge - £39 pa. Ground rent - £250 pa.

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



TOTAL FLOOR AREA: 57.0 sq.m. (614 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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