



Milverton Road, Knowle

Guide Price £675,000





PROPERTY OVERVIEW

This well-presented four-bedroom semi-detached property is offered to the market with no upward chain and represents an exceptional opportunity for families seeking a spacious home within easy reach of Knowle village and highly regarded local schools. The property has been thoughtfully extended to the rear, creating generous living accommodation that includes two versatile reception rooms, ideal for both formal entertaining and relaxed family living. A well-appointed breakfast kitchen provides ample space for dining and every-day activities, making it the heart of the home. Upstairs, there are four well-proportioned bedrooms, offering flexibility for growing families, home working, or guest accommodation, along with a modern family bathroom fitted with contemporary fixtures. The property is set back from the road behind a substantial driveway, which provides ample off-road parking for multiple vehicles (ideal for busy households or visiting guests). The interior is bright and welcoming, with neutral décor that allows for personalisation and easy adaption to individual tastes. Further benefits include double glazing, efficient central heating, and thoughtfully designed storage solutions throughout. For those seeking future potential, the property offers outstanding scope for further extension, subject to the necessary planning permissions (STPP), allowing buyers to create their dream home tailored to specific requirements.



This is an ideal opportunity to secure a family home in a sought-after location, combining generous proportions, practical features, and the rare advantage of no upward chain for a smooth and straightforward purchase. Early viewing is highly recommended to appreciate the full extent of the accommodation on offer.

PROPERTY LOCATION

Knowle is a conveniently located and delightful village set on the edge of open countryside, with its period charm, half-timbered buildings and is the home to a historic Parish Church. Knowle contains a wide range of interesting shops, restaurants, plus it is home to an excellent junior and infant school and secondary school, Arden Academy (regarded as a leading state school in the UK). Sporting facilities located nearby consist of the Copt Heath Golf Club and the Old Silhillians Rugby Club as well as numerous private gyms. Knowle borders onto the village of Dorridge, which has its own station with links to Birmingham and London. A few minutes' drive away is the nearby town of Solihull, which offers its own excellent state and private schools, Touchwood shopping centre, which houses many shops, restaurants, bars, cinema and John Lewis department store. Knowle village is well placed to access the M42 and M40 motorways, which then provides links to the M1, M6 and M5, enabling travel to Birmingham, Coventry and London.





Resorts World and Arena, Birmingham International Airport and Birmingham International Train Station are also within easy access from Knowle village.

Council Tax band: F

Tenure: Freehold

- Offered To The Market With No Upward Chain
- Four Bedroom Semi Detached Located A Short Walk Away From Knowle Village & All Local Schools
- Extended To The Rear And Includes Two Reception Rooms Plus Breakfast Kitchen
- Set Behind A Driveway Providing Ample Parking
- Four Bedrooms And Family Bathroom
- Large Landscaped Rear Garden Which Is Mainly Laid With Lawn And Full Width Pavved Patio Area
- Outstanding Potential To Extended Further STPP

PORCH

HALL

WC

LIVING ROOM

10' 11" x 25' 9" (3.33m x 7.85m)

DINING ROOM

11' 1" x 14' 8" (3.37m x 4.46m)

BREAKFAST KITCHEN

9' 2" x 17' 7" (2.80m x 5.35m)

UTILITY

6' 0" x 6' 0" (1.84m x 1.83m)

FIRST FLOOR

**BEDROOM ONE**

9' 1" x 15' 2" (2.77m x 4.62m)

BEDROOM TWO

9' 9" x 13' 9" (2.98m x 4.18m)

BEDROOM THREE

8' 7" x 10' 8" (2.62m x 3.25m)

BEDROOM FOUR

7' 9" x 9' 8" (2.36m x 2.94m)

BATHROOM

6' 3" x 7' 5" (1.91m x 2.26m)

SEPARATE WC**OUTSIDE THE PROPERTY****OUTSIDE STORAGE ROOM & WC****GARAGE**

7' 11" x 14' 10" (2.41m x 4.51m)

TOTAL SQUARE FOOTAGE

149.0 sq.m (1606 sq.ft) approx.

DRIVEWAY PARKING FOR MULTIPLE VEHICLES**LANDSCAPED REAR GARDEN****ITEMS INCLUDED IN THE SALE**

Hotpoint integrated oven, Creda Plan integrated hob, Ariston extractor, Panasonic microwave, Indesit fridge, Hotpoint dishwasher, Hotpoint washing machine, Hotpoint tumble dryer, garden shed, all carpets, curtains, blinds and light fittings, doorbell with camera (subscription approx. £30 pa which will be renewed on the 21st September 2026 for another year) and fitted wardrobes in two bedrooms.



ADDITIONAL INFORMATION

Services - mains gas, electricity and sewers.
Broadband - Virgin Media. Loft space - boarded.

INFORMATION FOR POTENTIAL BUYERS

1. MONEY LAUNDERING REGULATIONS - Intending purchasers will be required to produce identification documentation at the point an offer is accepted as we are required to undertake anti-money laundering (AML) checks such that there is no delay in agreeing the sale. Charges apply per person for the AML checks.

2. These particulars do not constitute in any way an offer or contract for the sale of the property.

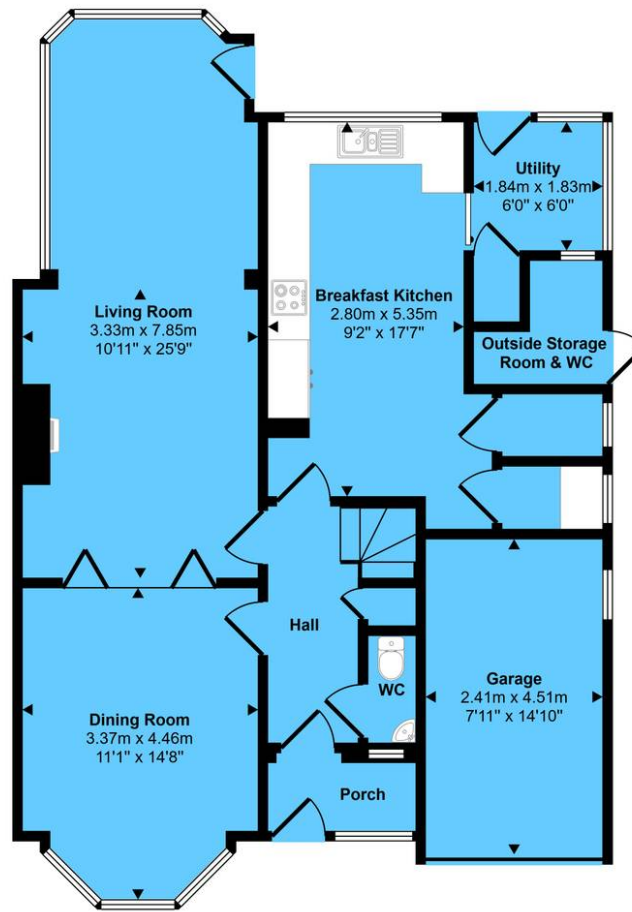
3. The measurements provided are supplied for guidance purposes only and potential buyers are advised to undertake their measurements before committing to any expense.

4. Xact Homes have not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances.

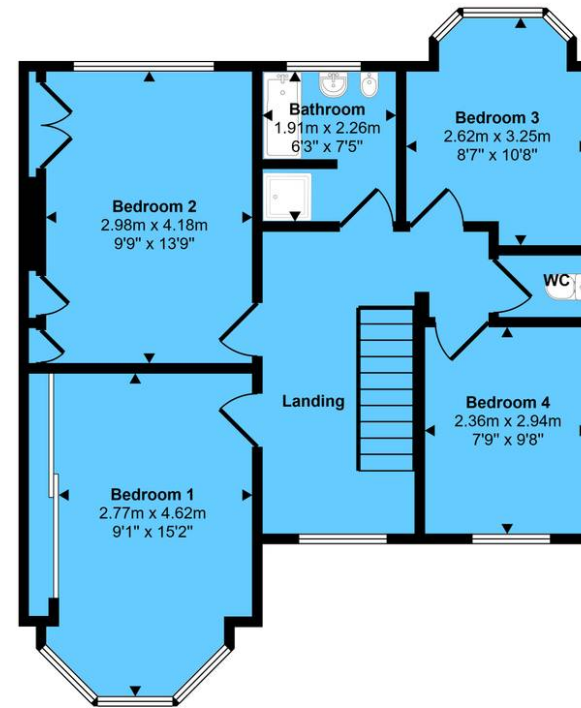
5. Xact Homes have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.



Approx Gross Internal Area
149 sq m / 1606 sq ft



Ground Floor
Approx 89 sq m / 954 sq ft



First Floor
Approx 61 sq m / 652 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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