



17 Bellemere Road, Hampton in Arden B92 0AN Offers in excess of £700,000

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Key Features

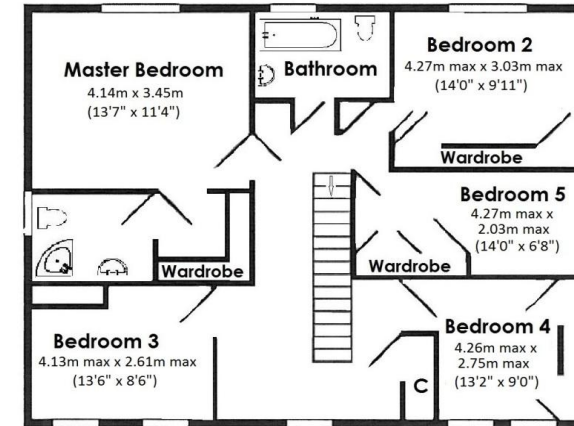
Entrance Hallway / Guest Cloakroom
 Open Plan Reception Room
 Fitted Breakfast Kitchen
 Living Room / Study / Utility
 Five Bedrooms
 Master Dressing Room and En-Suite
 Family Bathroom
 Gas Central Heating / Double Glazing
 Detached Double Garage
 In-and-Out Driveway / Large Established
 Landscaped Rear Garden
 Rear Paddock with Stabling
 No Chain

Vendor's Comments

We bought 19 Bellemere Road nearly thirteen years ago and it has proved to be a fantastic property for our family to grow up in.

The spacious accommodation has been ideal for our day to day living requirements and we have a particular passion for our garden and paddock which has entertained our children for many, many years.

We are very sad to leave due to relocation and hope that the new owners of our home will be as happy here as we have.



First Floor Approx Floor Area 868 sq.ft (80.7 sq.m)

17 Bellemere Road is an attractive, double fronted, five bedroomed, detached family home, set behind an in-and-out driveway and benefiting from a delightful large landscaped rear garden and paddock with stabling.

Tenure

Local Schools

George Fentham Endowed School

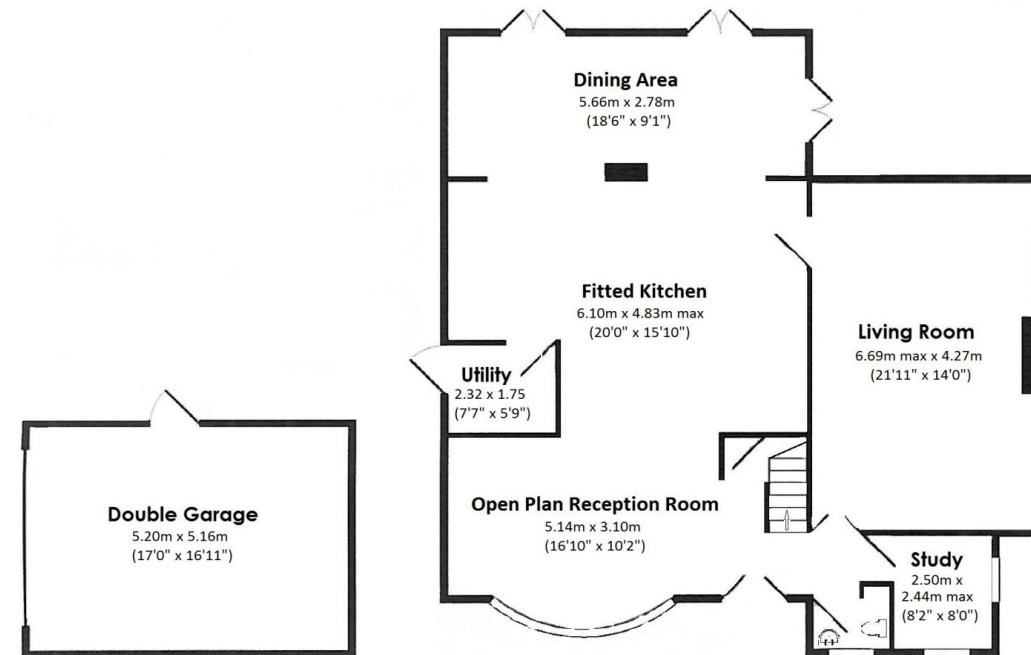
Local Authority

Solihull Metropolitan Borough Council

We have been advised that the property is FREEHOLD. However, you should check this with your legal advisor before exchanging contracts.

Viewing Arrangements

Telephone: 01564 784040 Email: sales@simonburthomes.co.uk Visit: www.simonburthomes.co.uk



Garage Approx Floor Area 283 sq.ft (26.3 sqm)

Ground Floor Approx Floor Area 1181 sq.ft (109.7 sq.m)

TOTAL APPROX FLOOR AREA 2333 SQ.FT (216.7 SQ.M)

These particulars do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. Simon Burt The Estate Agent have not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. Simon Burt The Estate Agent has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.

Energy Efficiency Rating

