



2 Southfields Road, Solihull B91 3PL

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£500,000

Key Features

Reception Hall
Living Room / Dining Room
Sitting Room

Superb Open Plan Breakfast Kitchen
Utility / Inner Hallway / Guest Cloakroom
Four Bedrooms
Luxury En-Suite Shower Room
Luxury Family Bathroom
Gas Central Heating / Double Glazing
Foregarden with Driveway Parking
Established Rear Garden
No Chain

2 Southfields Road is much improved, modern, four bedroomed, executive, detached family home, conveniently situated in this highly regarded residential area within a short distance of Solihull Town Centre.

Tenure

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

Vendor's Comments

This house was truly love at first sight for us. The four years we have spent here have passed in a whirlwind of amazing memories.

It has been perfect for parties, entertaining, and spending lazy afternoons in the sunny garden. Although it had been thoroughly renovated when we moved in, we have continued to invest in our home to make it more perfect and so were very sad to be saying goodbye to it.

Another baby on the way means we need to move closer to family, without this we would never have dreamed of selling up. However we are confident that 2 Southfields will bring as much joy to its next owner as it has bought us.

Local Authority

Solihull Metropolitan Borough Council

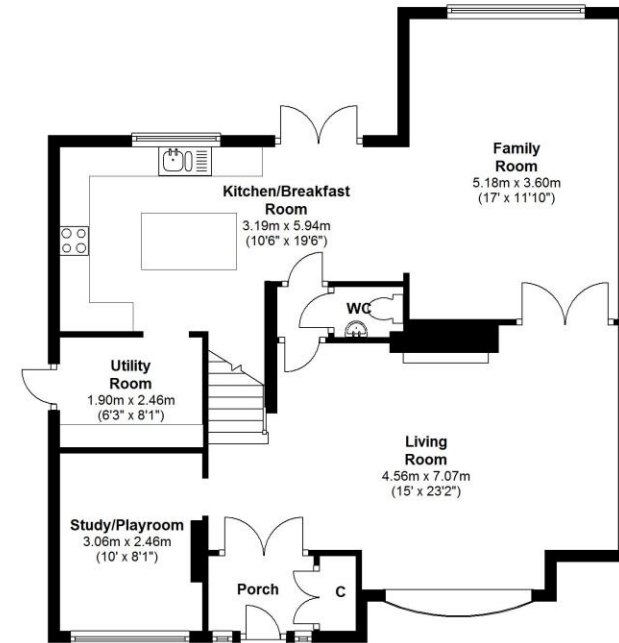
Viewing Arrangements

Telephone: 0121 705 4040 Email: sales@simonburthomes.co.uk Visit: www.simonburthomes.co.uk



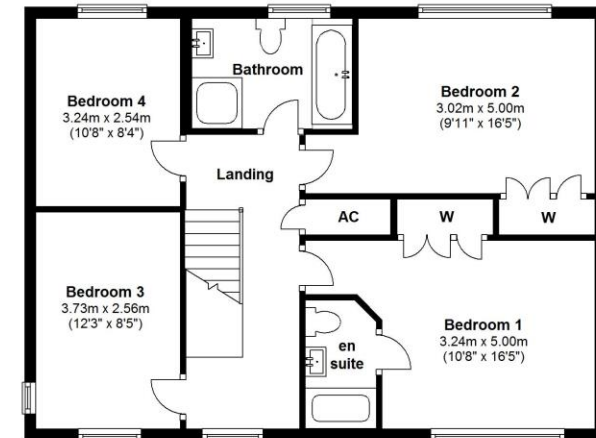
Ground Floor

Approx. 84.8 sq. metres (913.0 sq. feet)



First Floor

Approx. 62.4 sq. metres (672.1 sq. feet)



Total area: approx. 147.3 sq. metres (1585.1 sq. feet)

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

