



57 Draycote Close, Solihull B92 9PS

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£145,000

Key Features

Entrance Porch
Lounge with Electric Fire and Storage Cupboard
Kitchen with Gas Oven/Cooker
Two Bedrooms with Built-in Wardrobes
Fully Tiled Bathroom with Electric Shower
Partly Boarded Loft for Storage
Gas Central Heating
Double Glazing
Garage En-bloc in good condition

57 Draycote Close is a two bedroomed, first floor, maisonette, situated in a highly regarded residential area of Solihull.

Tenure

We have been advised that the property is LEASEHOLD with lease extension to approx. 148 years with nil ground rent and nil increases. However, you should check this with your legal advisor before exchanging contracts.

Vendors Comments

We have owned this comfortable, spacious maisonette for 12 years since purchasing as first time buyers in 2004.

After relocating to Australia we found it easy to rent out and since returning with two young daughters it has been a fantastic, low maintenance property for our family. We love the quiet cul-de-sac location and open outlook, whilst just a stroll away from the local shops, schools and park. Transport links to Solihull and NEC are excellent, neighbours are friendly and parking is safe and convenient.

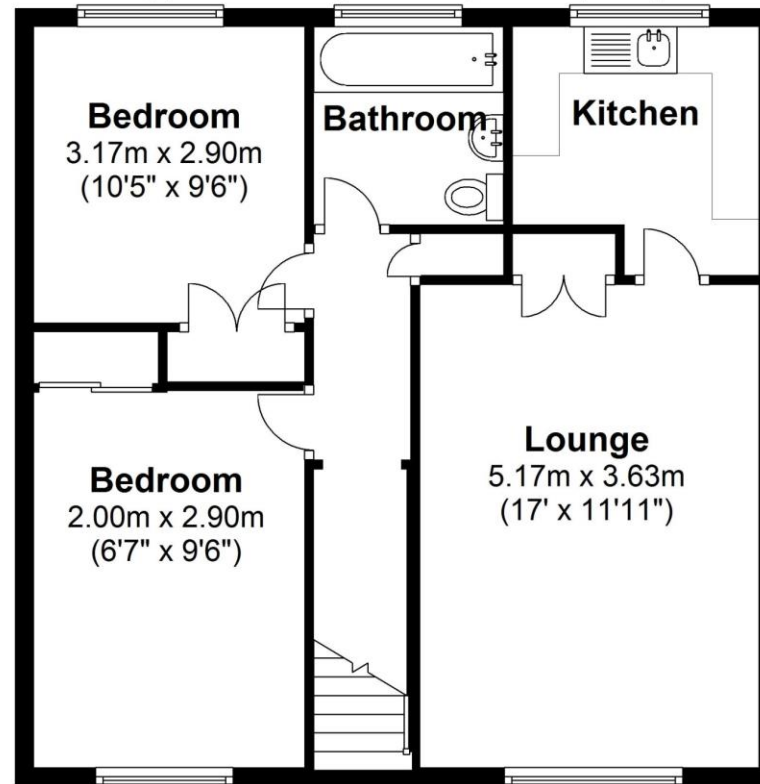
We will be sad to leave our lovely maisonette and the local community, and hope the new owners will enjoy this bright and happy home as much as we have.

Local Authority

Solihull Metropolitan Borough Council

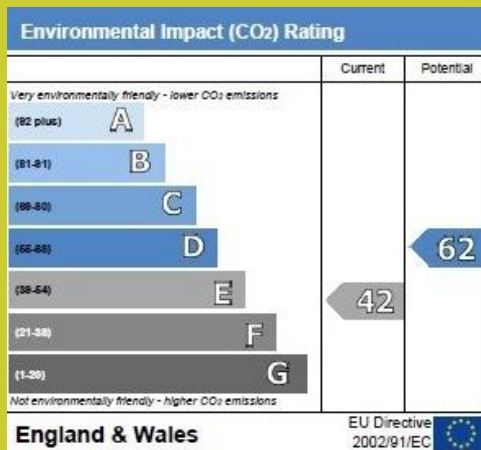
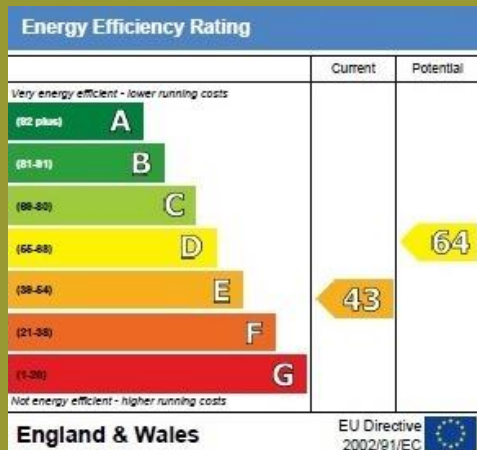
First Floor

Approx. 61.5 sq. metres (661.5 sq. feet)



Viewing Arrangements

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



Total area: approx. 61.5 sq. metres (661.5 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.

