



2471 Coventry Road, Sheldon, Birmingham B26 3PP

£300,000

[www.simonburthomes.co.uk](http://www.simonburthomes.co.uk)

## Key Features

Entrance Porch  
 Reception Hall  
 Lounge / Dining Room  
 Magnificent Breakfast Kitchen / Utility  
 Guest Cloakroom  
 Four Bedrooms  
 Re-Fitted Family Bathroom  
 Gas Central Heating / Double Glazing  
 Driveway Parking for Multiple Vehicles  
 Garage Store  
 Landscaped Rear Garden

2471 Coventry Road is a thoughtfully and substantially extended, four bedroomed, semi detached family home, presented to a high standard throughout and being situated within a most convenient location.

## Local Authority

Solihull Metropolitan Borough Council

## Vendor's Comments

We have had a fabulous time at 2471 Coventry Road.

All our family come together in the kitchen – it's the hub of our family. We have also enjoyed many long afternoons in the garden as it catches the sun all afternoon.

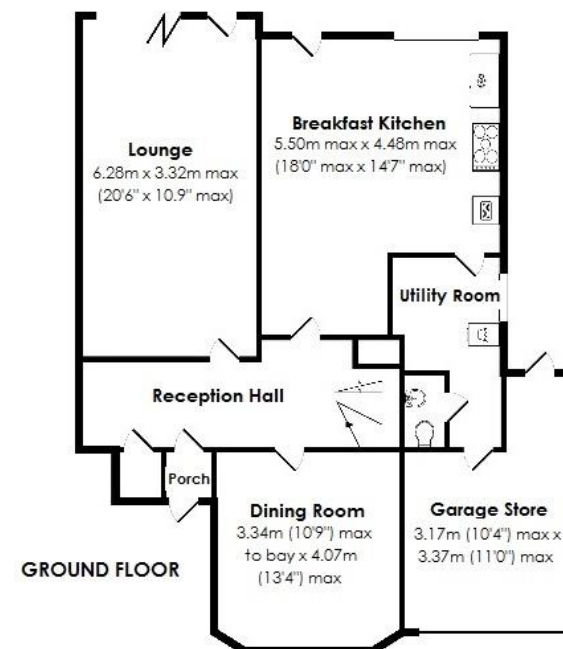
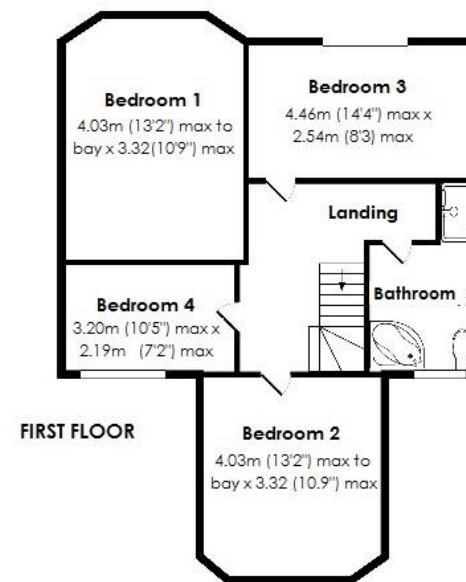
The property is perfectly placed for all your local amenities and also has excellent transport links.

## Tenure

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

## Viewing Arrangements

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



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.

