

Need a Mortgage in principle to make offers? Call us now for quick assistance!  
0121 775 0101



Do you need to sell? Start your journey now! Call us we can help.  
01564 777 314



**SCAN FOR MORE INFO**  
**SIZE** - 1370 Sq Ft  
**TENURE** - Freehold  
**COUNCIL TAX** - Solihull Metropolitan Borough Council - F  
**SERVICE CHARGE** - £750 per annum  
**BROADBAND** - Upload Superfast 20Mbps Download Max 80Mbps  
**MOBILE** - EE - 83%, O2 - 76%, 3 - 78%, Vodafone - 79%  
**EPC** - C - 78  
**PARKING** - Single Garage, Parking Space & Visitor Parking  
**FLOODRISK** - Very Low  
**SERVICES** - Mains  
**COVENANTS** - N/A

## 2 Mill Hollow

Mill Lane, Bentley Heath. B93 9PA

A stunning mid-mews family home is a true gem. Formerly the show home built by Spitfire Homes, this property is set behind secure gates, ensuring both privacy and peace of mind. This beautifully presented home must be viewed to be fully appreciated, offering a perfect blend of modern living and family comfort in a desirable location.

### FEATURES

- Beautifully Presented Mid-Mews 3 Storey Property
- 4/5 Bedrooms
- Modern Kitchen/Dining/Family Room
- Second Floor Living Room with Juliet Balcony
- 2 En-Suite Facilities & Family Bathroom
- Private South Facing Landscaped Garden
- Detached Single Garage & Parking
- Gated Development
- Underfloor Heating
- Close Proximity to Dorridge, Knowle & Bentley Heath

Are you an investor interested in expanding your portfolio?

Call 01564 777 314 to provide your investment criteria for alerts.



### Sneak Peeks

Every week, we unveil "Sneak Peeks," a feature showcasing exclusive properties before they hit Rightmove and other platforms.

### The Landlord Club

Join our Landlord Club for weekly updates on legislation, market trends, and our Letting Director's 'Investment Pick of the Week' for optimal ROI.

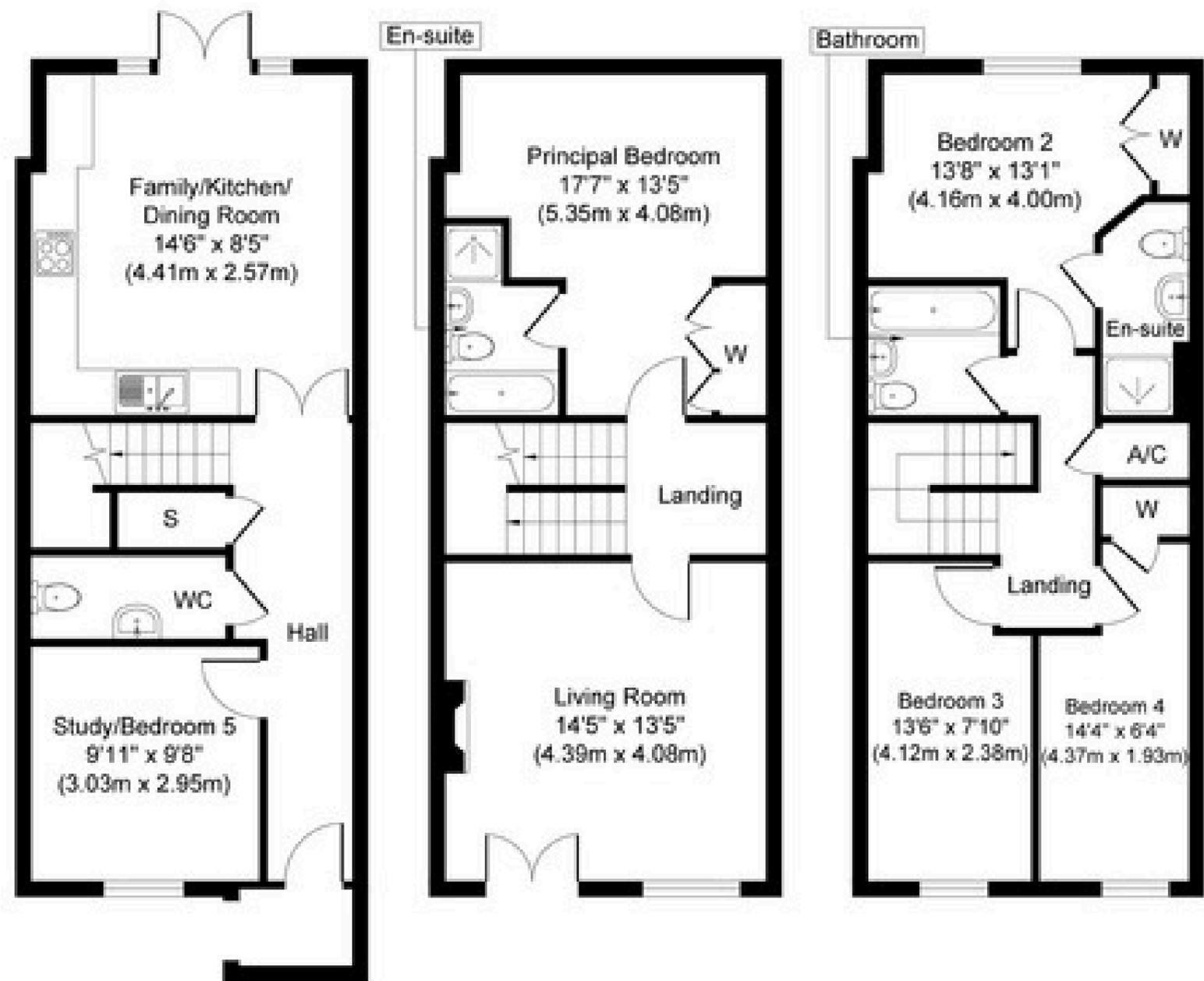
### HTSPMD

Tune into 'How's The Solihull Property Market Dom' weekly for a quick, insightful snapshot of the market.

### The Mortgage Update

Get weekly insights and the best deals with our Mortgage Update, your shortcut to navigating the complex mortgage landscape confidently.

SCAN TO VIEW OUR WEEKLY FILMS & SUBSCRIBE



**Ground Floor**  
**Approximate Floor Area**  
**472 sq. ft**  
**(43.80 sq. m)**

**First Floor**  
**Approximate Floor Area**  
**455 sq. ft**  
**(42.20 sq. m)**

**Second Floor**  
**Approximate Floor Area**  
**444 sq. ft**  
**(41.20 sq. m)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.