

AP MORGAN

Old Lode Lane, Solihull
Offers Over £375,000

Features:

- No Upward Chain – Ready to Move Straight Into
- Fully Refurbished & Remodelled Three-Bedroom Semi-Detached Home
- Contemporary Open-Plan Living
- Generous Lounge Ideal for Relaxing & Entertaining
- Stunning Kitchen/Dining Room
- Three Generous Double Bedrooms
- Luxury Modern Family Bathroom
- Excellent Location Close to Schools, Shops & Transport Links

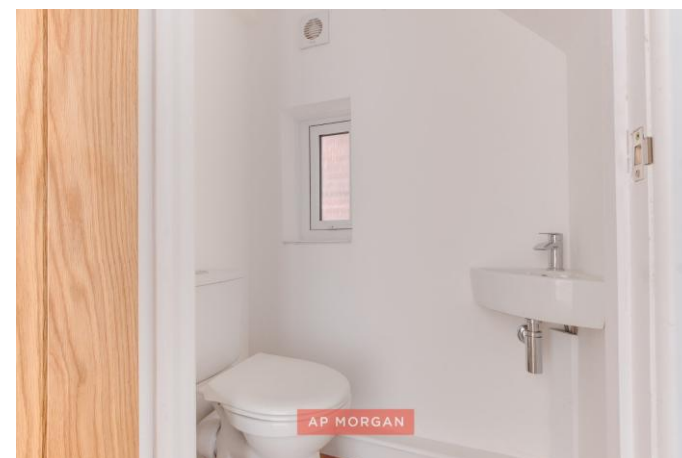
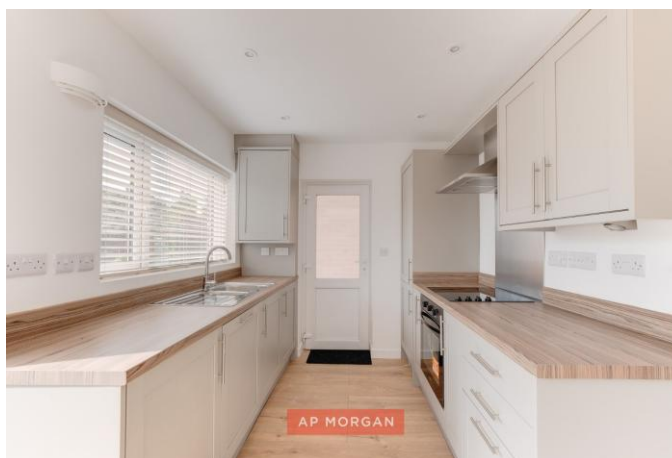
Description:

Offered to the market with no upward chain, this beautifully refurbished and thoughtfully remodelled three-bedroom semi-detached home presents an exceptional opportunity for first-time buyers, growing families, or investors alike. Finished to an excellent standard throughout, the property boasts contemporary interiors, well-proportioned accommodation, and a superb open-plan layout, all within easy reach of local amenities, highly regarded schools, and excellent transport links.

The property is approached via a private driveway providing ample off-road parking. Once inside, a welcoming entrance hallway gives access to a useful guest WC and a spacious front living room, offering the perfect space to relax or entertain. To the rear, the heart of the home is the stunning open-plan kitchen/dining room, beautifully appointed with a newly fitted range of contemporary wall and base units, integrated oven, hob and fridge/freezer, generous worktop space, and ample room for family dining, creating an ideal setting for everyday living.

The first-floor landing leads to three well-proportioned bedrooms, comprising two generous double bedrooms and a versatile third bedroom, ideal as a child's room, nursery, or home office. Completing the accommodation is a stylish modern family bathroom, finished with quality fittings and a contemporary suite.

Externally, the property benefits from a generous driveway to the front providing ample off-road parking, while additional features include gas central heating and double glazing throughout.



Ideally positioned close to a wide range of shops, eateries, and everyday amenities, the property also enjoys excellent access to major transport links, including the motorway network, the NEC, Birmingham International Railway Station, and Birmingham Airport, making it an ideal choice for commuters.

Combining stylish presentation, practical living space, and a highly convenient location, this superb home is ready to move straight into. Early viewing is highly recommended to fully appreciate everything this fantastic property has to offer.

Details:

Porch

Living Room 12'11" x 11'7" (3.94m x 3.53m)

Dining Area 11'10" x 10'5" (3.6m x 3.18m)

Kitchen 7'6" x 7'5" (2.29m x 2.26m)

Downstairs WC

Landing

Bedroom 1 13'5" x 11'6" (4.1m x 3.5m)

Bedroom 2 11'9" x 10'6" (3.58m x 3.2m)

Bedroom 3 8'2" x 6'7" (2.5m x 2m)

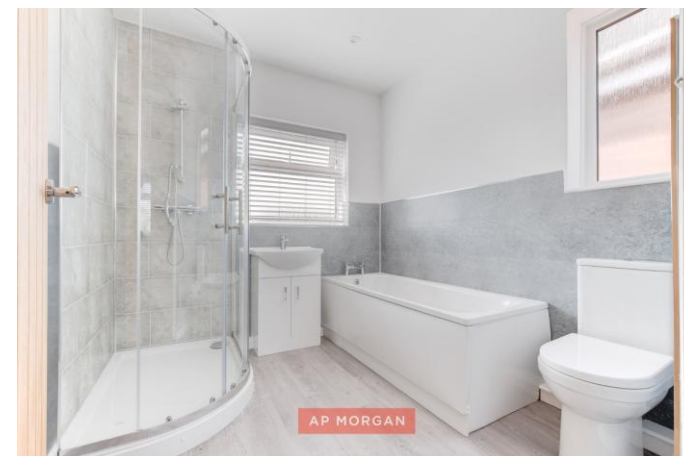
Bathroom 8'1" x 7'6" (2.46m x 2.29m)

EPC Rating: C

Council Tax Band: D (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 0121 817 8585.



How can we help you?

Need a mortgage?

We recommend Wisser Mortgage Advice. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 0121 817 8585, or visit their website for more information: www.wissermortgageadvice.co.uk

Property to sell?

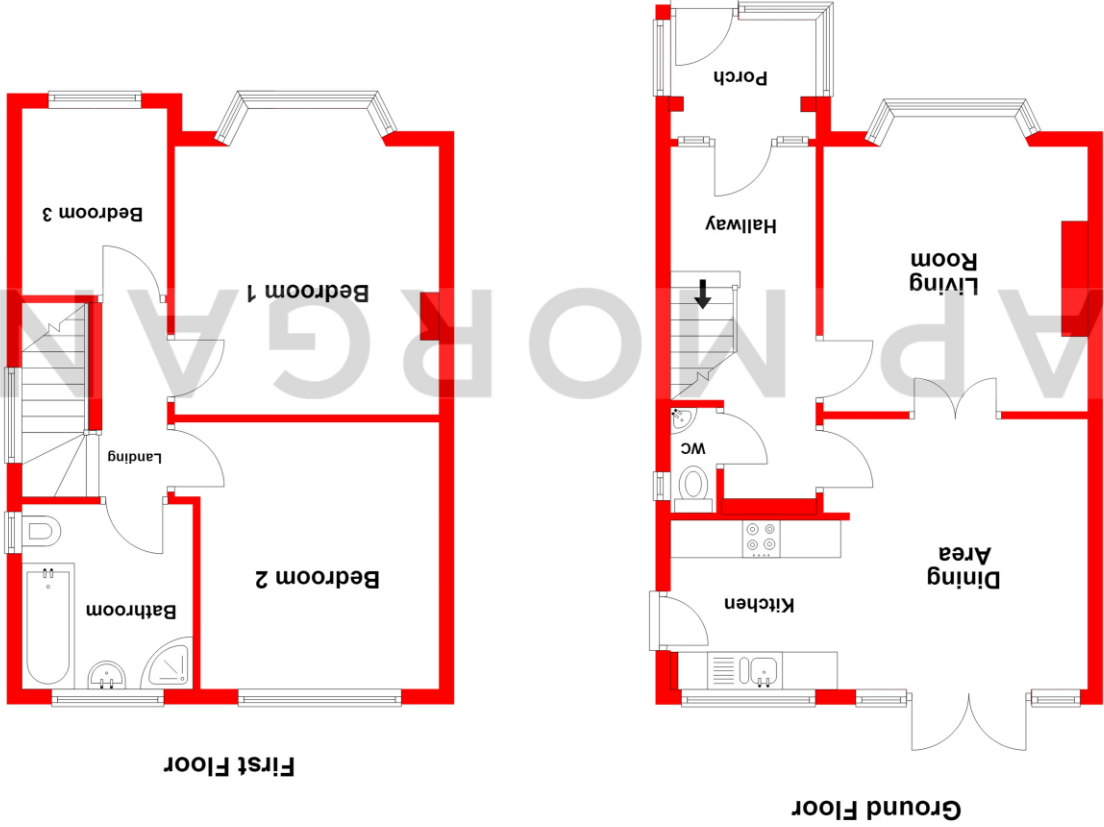
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

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Identity Checks

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Total area: approx. 86.9 sq. metres (935.2 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Plan produced using PlanUp.

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