



AP MORGAN

Tilehouse Green Lane, Knowle, Solihull
Offers Over £560,000

Features:

- Four-bedroom mid-terraced home spread across three storeys, modernised throughout
- Four bedrooms, two en-suite style bathrooms and a well-presented family bathroom
- Spacious master bedroom with fitted storage and private en-suite
- Gated electric access via clicker or phone, with intercom for added security
- Single garage with additional parking space in front, plus visitor parking
- Beautifully maintained rear garden with multiple seating areas, gated straight through to parking
- Modern kitchen/diner and a spacious, cosy lounge, ideal for entertaining and family gatherings
- Sought-after Knowle location, short walk to village amenities, Dorridge station and excellent local schools

Description:

Gated. Spacious. Genuinely loved for over a decade. This Knowle home has a lot to say for itself.

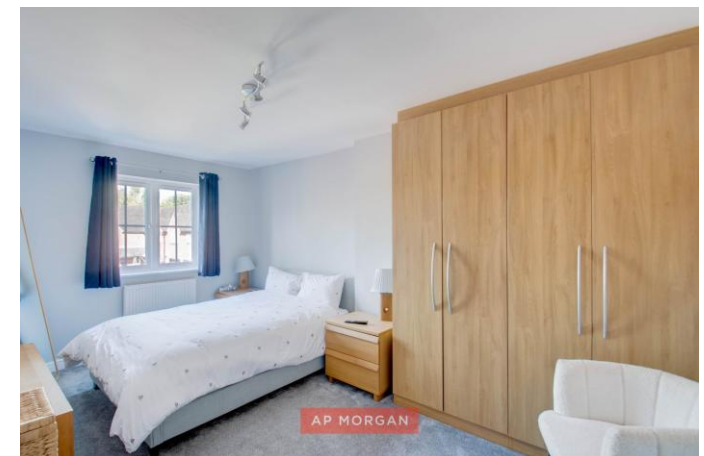
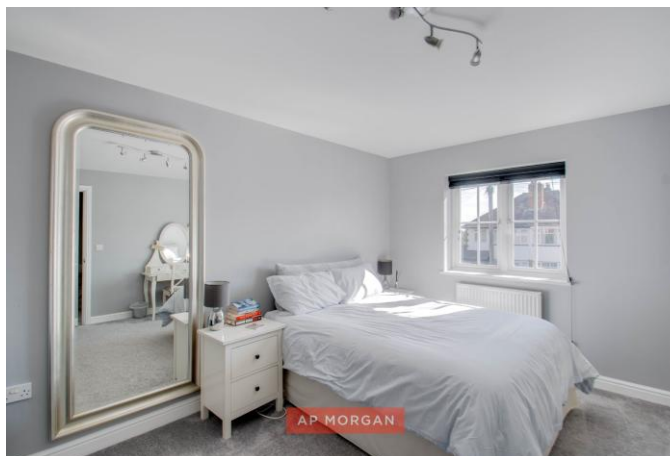
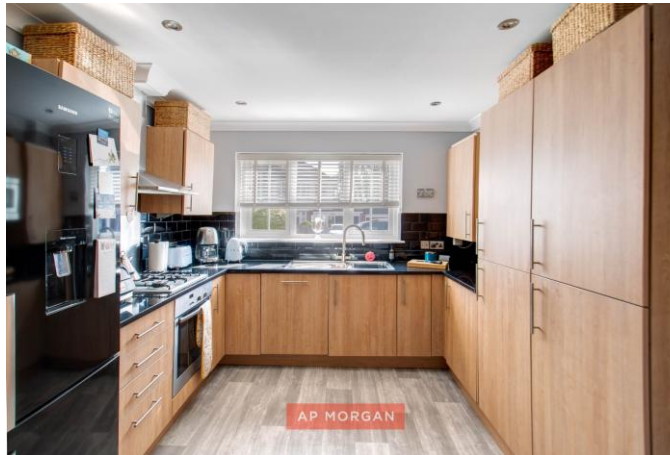
Situated in the sought-after area of Knowle on Tilehouse Green Lane, this four-bedroom mid-terrace spans three storeys and has been modernised throughout without losing an ounce of its warmth. There's a single garage plus space to park in front, a beautifully maintained rear garden, and a location that puts Knowle and Dorridge village life right on your doorstep. At £560,000, it's the kind of home people move into and simply don't leave.

We asked them what made them buy it...

"I loved the idea of security behind the electric gates. The house is spacious and it's decorative from the outside too, and the bedrooms are large, perfect for a growing family. Our neighbours are all lovely; we've even got a WhatsApp group and help each other out whenever we can. It's an easy walk to the local shops, a coffee shop, the co-op, a butchers, a deli, and the post office, and it's a short walk to both Knowle and Dorridge village centres. The Indian restaurant, Aroma, is excellent, and the post office stays open late, which sometimes catches people out! We often walk to the forest in Dorridge or Giggling Squid in Knowle, and there are loads of good country pubs nearby too. Dorridge station is an easy walk away, and it's just five minutes to the M42, so getting into Birmingham or down to London has never been a problem. The schools are excellent as well, Arden Academy is one of the best, comprehensives in the West Midlands, as well as three great primary schools within walking distance and a nursery in Bentley Heath."

What about the house itself?

"How large the rooms were is what struck me first, and I fell in love with it the moment I saw the master bedroom. The whole house felt cosy straight away. That master bedroom is the one thing I've never stopped loving, it's tranquil, it has a lovely feeling of airiness, and I love sitting in there reading a good book. The lounge is very cosy too, especially when the fire's on in winter, it's just a very warm home. I've always loved gardening, so I've redesigned the garden with several seating areas, meaning you can sit out at any time of day. My grandson was even camping out there just this weekend! Over the years we've had wardrobes built in, modernised the bathrooms, new carpets throughout, a new gas boiler, a new kitchen floor, new curtains and blinds, and the loft has been completely boarded with a loft ladder fitted. The lounge is a lovely size and really homely, we've used it for dining too, and it comes into its own at Christmas and for family gatherings. In the mornings the sun hits the kitchen and the bottom of the garden, and in the evenings it moves round onto the patio by the house."



Our agents say...

This is a genuinely spacious family home in one of the area's most sought-after spots, and it shows the moment you step inside. Every corner has been modernised, so there's nothing to do here but move in and enjoy it. Parking is never a worry, with gated access leading to a single garage plus room to park in front, and plenty of space for visitors too. The rear garden has been beautifully looked after and offers gated access straight through to the parking, keeping everything wonderfully secure and private.

Upstairs, the master bedroom is a real showstopper. It's huge, with fitted storage and its own en-suite, the kind of space you could easily lose an afternoon in. The three further bedrooms are all spacious doubles, and one comes with its own en-suite too, brilliant for a growing family, teenagers wanting their own space, or visiting relatives. And with the gates accessible by clicker or phone, plus an intercom so you always know who's calling before you let them in, this is a home that gives you real peace of mind as well as real comfort.

Homes like this in Knowle don't come around often. If this sounds like your next chapter, get in touch with the team at AP Morgan and let's arrange a viewing.

Details:

Entrance Hall

WC

Kitchen/Diner 17' x 11'2" (5.18m x 3.4m)

Lounge 16'10" x 18'1" (5.13m x 5.5m)

Garage 16'2" x 8'11" (4.93m x 2.72m)

Landing

Bedroom Two 14'2" x 11'4" (4.32m x 3.45m)

En-suite

Bedroom Three 15'6" x 11'4" (4.72m x 3.45m)

Bedroom Four 12'3" x 8'2" (3.73m x 2.5m)

Bathroom 6'9" x 6'7" (2.06m x 2m)

Master Bedroom 22'3" x 13'7" (6.78m x 4.14m) Both Max

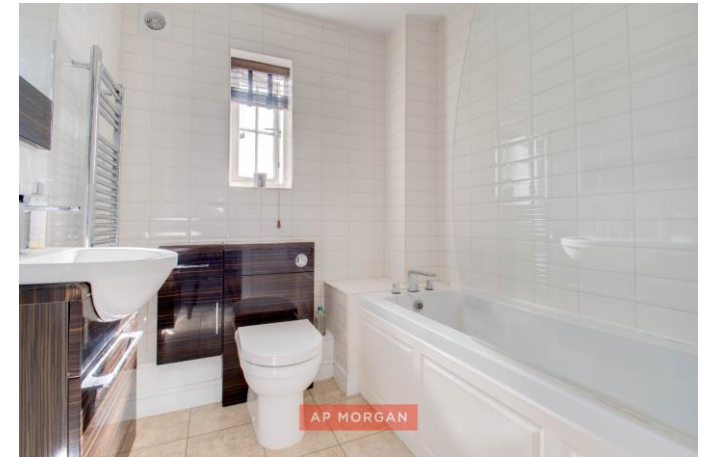
En-suite

EPC Rating: C

Council Tax Band: F (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?

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Property to sell?

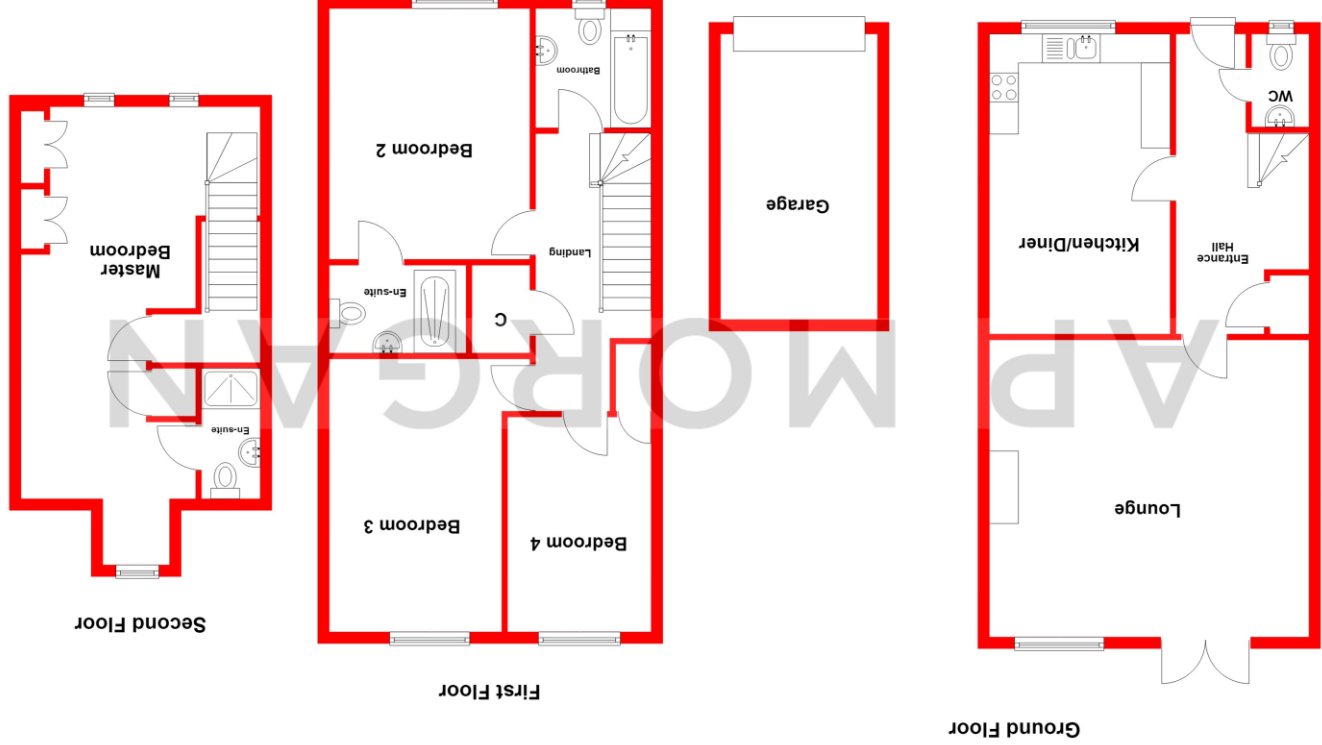
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

Need a solicitor?

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