



18 DARLEY MEAD COURT, HAMPTON LANE, SOLIHULL, B91 2QA
PURCHASE PRICE £189,950





PROPERTY OVERVIEW

Situated within easy walking distance of Solihull Town Centre, an ideal opportunity to purchase this spacious first floor flat, which would be ideal for a first time purchaser or investor. The property is offered to the market with no upward chain, benefits from UPVC double glazing, electric heating, is within a gated community and has the added advantage of a long extended lease. The accommodation briefly comprises of:- entrance hall, reception hall, lounge/dining room, small balcony, refitted kitchen, two double bedrooms, modern refitted bathroom, communal gardens and parking. Darley Mead Court is well located for local shops, schools and public transport, has easy access to Birmingham International airport and railway station and all motorway links. In more detail the property affords:-

ACCOMMODATION ON THE FIRST FLOOR

Approached via the communal entrance hall and staircase.

FLAT NO 18

With front door giving access through to:-

ENTRANCE HALL

With useful cloak cupboard, power points and door leading to:-

RECEPTION HALL

Having an electric storage heater, security intercom phone, airing cupboard and leading to:-

LOUNGE/DINING ROOM

11' 10" x 20' 4" (3.63m x 6.21m) Large UPVC double glazed window with side door leading out onto a small balcony, electric storage heater, coved cornicing and power points.

BALCONY

With views over the front.



FITTED KITCHEN

8' 11" x 5' 9" (2.74m x 1.77m) Having an extensive range of refitted units comprising of an inset stainless steel sink unit with side drainer, cupboards beneath, a range of base and wall cupboards, built in larder fridge and freezer, Halogen four ring electric hob with oven beneath and extractor hood over, integrated Indesit washing machine, complementary wall tiles, UPVC double glazed window and power points.

BEDROOM ONE (FRONT)

15' 9" x 10' 0" (4.81m x 3.06m) UPVC double glazed window, electric storage heater, coved cornice and power points.

BEDROOM TWO (FRONT)

12' 11" x 8' 4" (3.96m x 2.56m) Large UPVC double glazed window, electric storage heater, coved cornice and power points.

BATHROOM

Having a large walk in double shower cubicle with electric shower, pedestal wash basin, low flush wc and extractor fan.

OUTSIDE

COMMUNAL GARDENS

There are communal gardens for all flats, mainly lawn, shrubs and evergreens.

PARKING

There is ample parking for all flats with a secure gated entrance.

TENURE

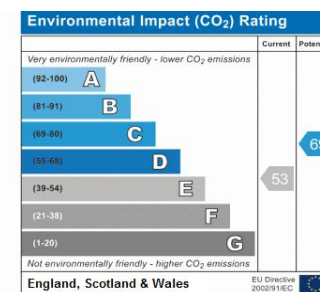
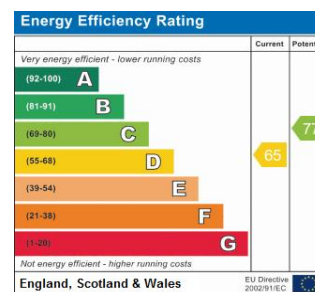
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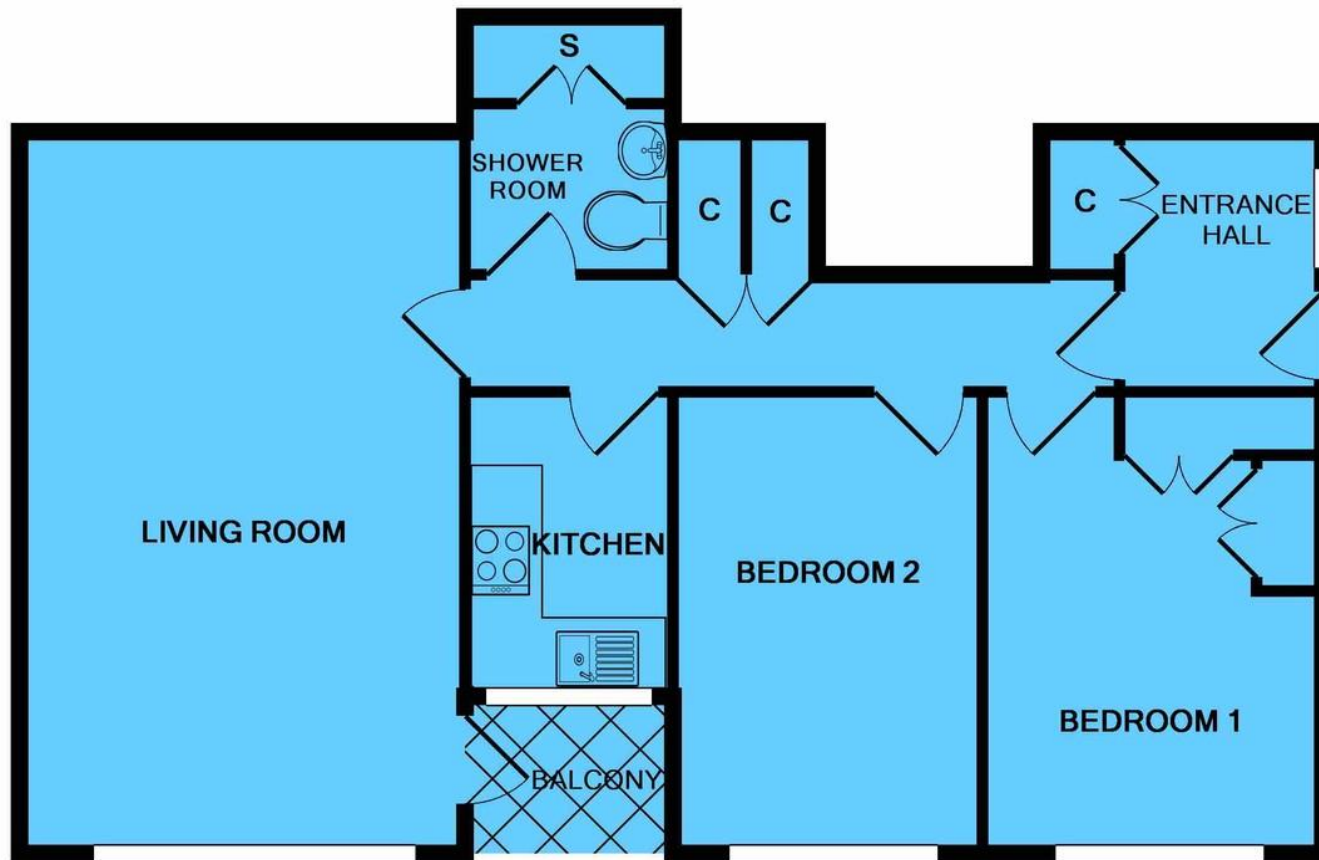
VIEWING

Via Xact in Solihull on 0121 712 6222.

COUNCIL TAX

Council Tax Band





TOTAL APPROX. FLOOR AREA 720 SQ.FT. (66.9 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. 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

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