

# HUNTERS®

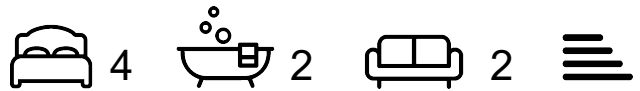
HERE TO GET *you* THERE



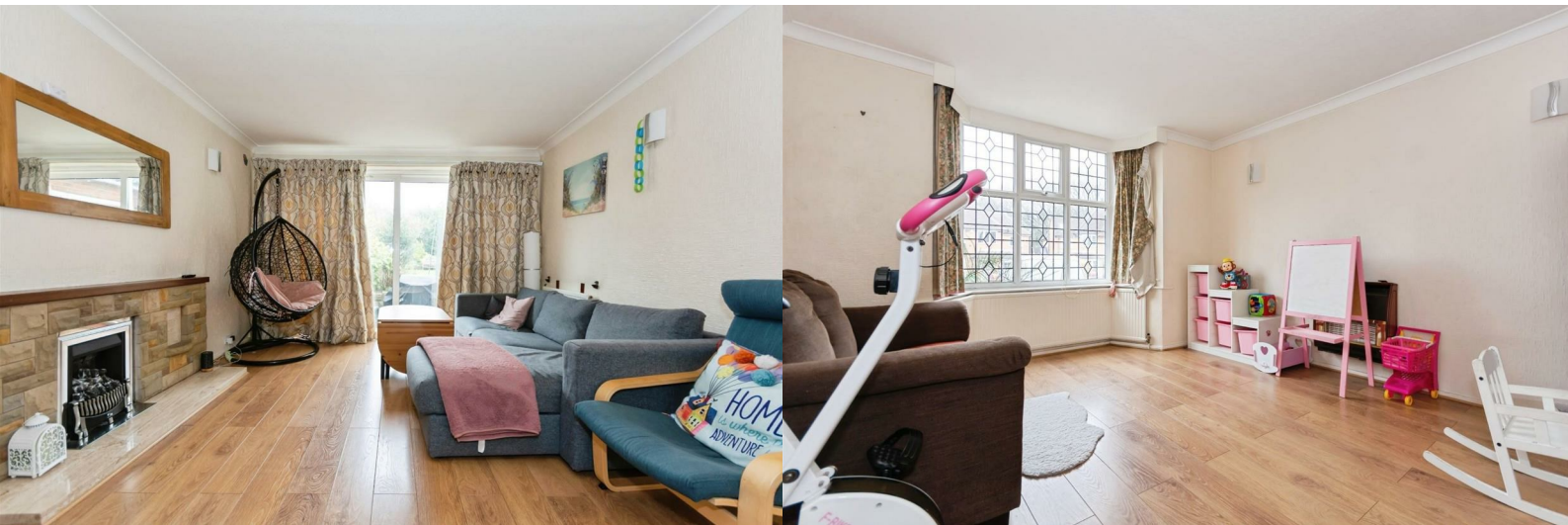
## Naseby Road

Solihull, B91 2DR

Offers Over £615,000



Council Tax:





# 28 Naseby Road

Solihull, B91 2DR

Offers Over £615,000



## Front Reception Room

14'6 x 12'0 (4.42m x 3.66m)

The property features a double-glazed window to the front elevation, laminate flooring, wall-mounted light points, and a radiator.

## Rear Reception Room

16'2 x 12'0 (4.93m x 3.66m)

The property boasts a double-glazed window to the rear elevation, laminate flooring, a gas fireplace, wall-mounted light points, and a radiator.

## Kitchen

20'7 x 15'5 (6.27m x 4.70m )

A range of matching wall and base units, double-glazed windows to the rear elevation, integrated appliances, ceiling light point, tiled flooring, a dining area, and a spacious extended kitchen.

## Bedroom One

14'6 x 12'0 (4.42m x 3.66m)

Double-glazed window to the front elevation, radiator, ceiling light point, fitted wardrobes, and carpeted throughout.

## Bedroom Two

16'3 x 12'0 (4.95m x 3.66m )

Double-glazed window to the rear elevation, radiator, ceiling light point, fitted wardrobes, and carpeted throughout.

## Bedroom Three

12'12 x 10'3 (3.66m x 3.12m)

Double-glazed window to the rear elevation, radiator, ceiling light point, door leading to the ensuite, and carpeted throughout.

## Bedroom Four

9'5 x 7'1 (2.87m x 2.16m)

Double-glazed window to the front elevation, radiator, built-in storage, and laminate flooring.

## Bathroom

12'2 x 8'0 (3.71m x 2.44m )

Double-glazed window to the front elevation, ceiling spotlight, panelled bath, low flush WC, hand wash basin, and part-tiled walls.

## Tenure

The Agent understands that the property is Freehold. However, we have not checked the legal title to the property. We advise all interested parties to obtain verification on the tenure via their solicitor or surveyor prior to committing to purchase the property.



Road Map



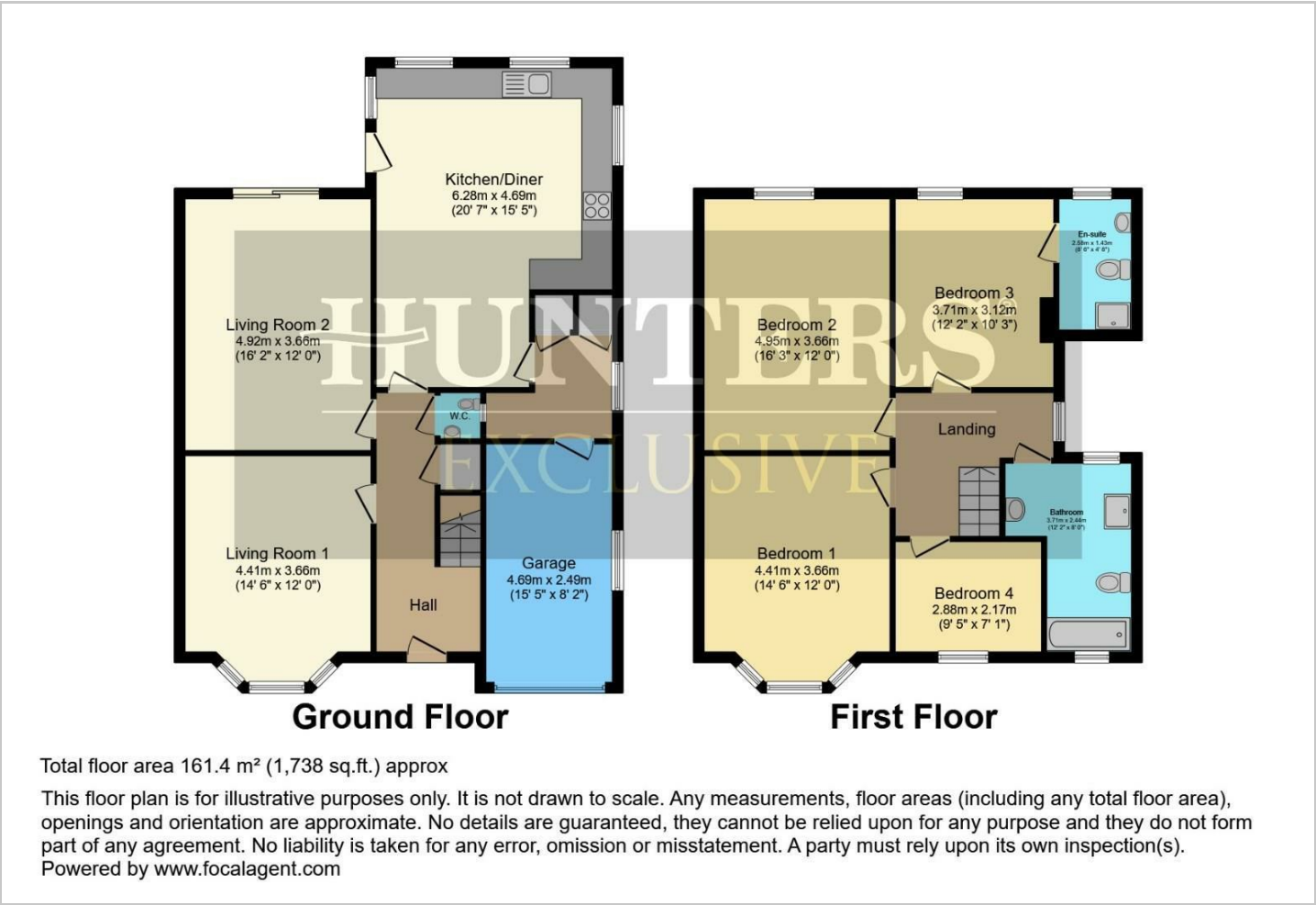
Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Hunters Solihull Office on 0121 709 0111 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.