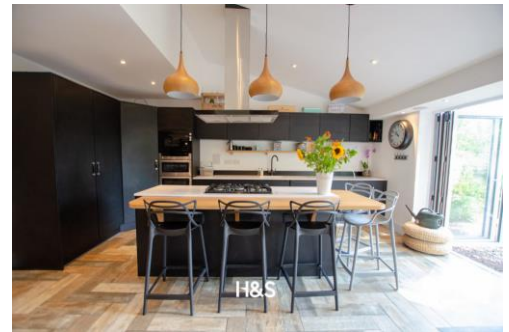


Horton & Storey



Northbrook Road, Solihull, West Midlands,

£674,950

Property Features

- Spectacular Open Plan Kitchen/Living Space
- Five Bedrooms
- Dining Room
- Private Rear Garden
- Off Road Parking
- Lounge
- Must View

Full Description

This imposing, spacious, well presented and much improved detached family home offers attractive, thoughtfully designed and comprehensively renovated ground floor extension which is set in a prime, central, sought after location on a quiet road just off Streetsbrook Road a short stroll from Palmers Rough.

LOCAL AREA Located off the popular Streetsbrook Road in Solihull, this property is set in a quiet road and is close enough to get the benefits of the local transport links, schools, two doctors surgeries near by, a park, shopping centres and other local amenities. Solihull train station and Touchwood Shopping Centre are a short distance away. You can also access the M42 and Airport in a short drive.

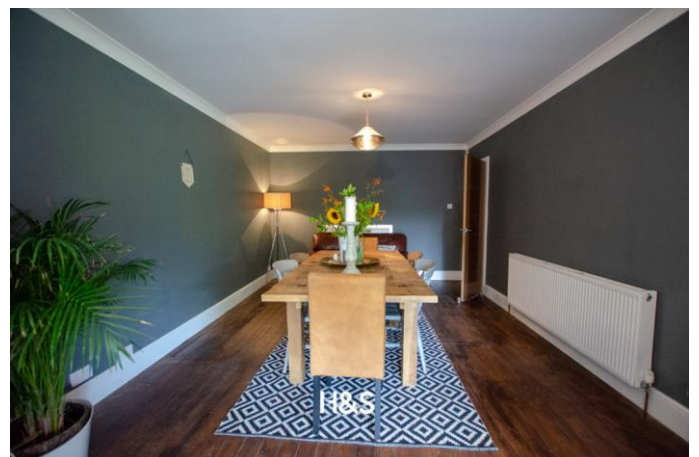
APPROACH Via the large gravelled driveway with parking for several cars leading to the porch.

GROUND FLOOR

ENTRANCE HALL A welcoming entrance hall with stairs leading to the first floor landing, under stairs storage cupboard, central heating radiator and doors leading to the ground floor rooms.

LOUNGE 12' 0" x 14' 7" (3.67m x 4.45m) Situated at the front of the property having a large double glazed bay window, central heating radiator at wooden floor.

DINING ROOM 11' 11" x 16' 2" (3.64m x 4.94m) Situated at the rear of the property this large dining room is frequently used for dinner parties ect, having a central heating radiator and an opening onto the open plan kitchen living space.



SPECTACULAR OPEN PLAN

KITCHEN/BREAKFAST/LIVING AREA 10' 11" x 27' 8" (3.35m x 8.44m)

A magnificent open plan beautifully appointed fully fitted kitchen, the kitchen area has a large central island with soft closing space saving units with 'quartz' work surfaces over and a complementary wooden breakfast bar, an integrated 5 ring gas burner and designer extractor fan over with concealed lighting, the remainder of the kitchen features matching units with contemporary splash backs and "quartz" work tops over with an inset sink with a mixer tap and 'hot tap'. The Integrated appliances to include two ovens, a microwave, dishwasher, fridge & freezer, spotlights overhead and continuing in to the living area. The room has full width bi-folding doors giving views and access over the private rear garden, spot lights throughout and an opening on the dining room.

UTILITY ROOM Floor base units with sink and storage, doors leading to the ground floor WC, door to a room housing the washing machine and tumble drier, door to the side access and door to the garage.

FIRST FLOOR

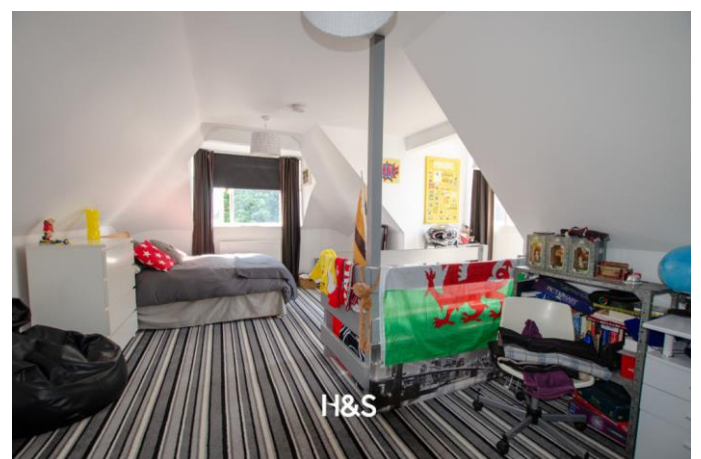
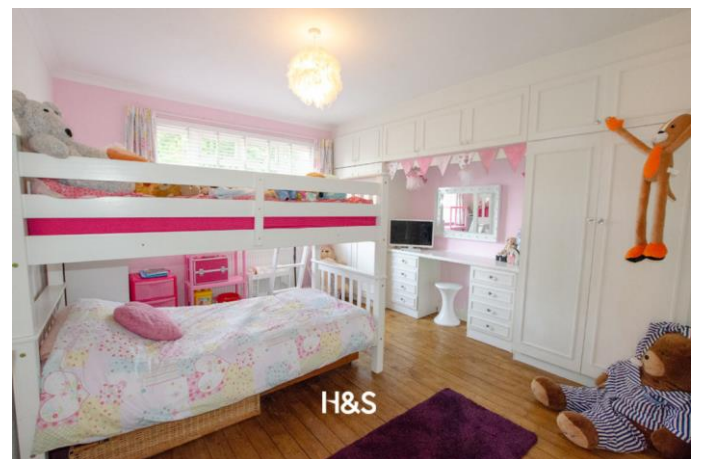
LANDING A split level landing with a double glazed window to the side elevation, doors leading to the first floor rooms and stairs giving access to the second floor.

BEDROOM ONE 12' 1" x 14' 1" (3.7m x 4.3m) A large double bedroom with a double glazed bay window to the front elevation, central heating radiator and wood floor.

BEDROOM TWO 12' 0" x 12' 10" (3.66m x 3.93m) A double bedroom with a large range of fitted wardrobes, a double glazed window to the rear elevation and a central heating radiator.

BEDROOM THREE 12' 0" x 16' 3" (3.67m x 4.96m) A large bedroom with potential to convert in a bedroom with an ensuite. Having a built in storage cupboard, two double glazed windows, central heating radiator and requires cosmetic work.

BEDROOM FOUR 6' 10" x 9' 2" (2.1m x 2.8m) A larger than average single bedroom with a double glazed window to the front elevation and a central heating radiator.



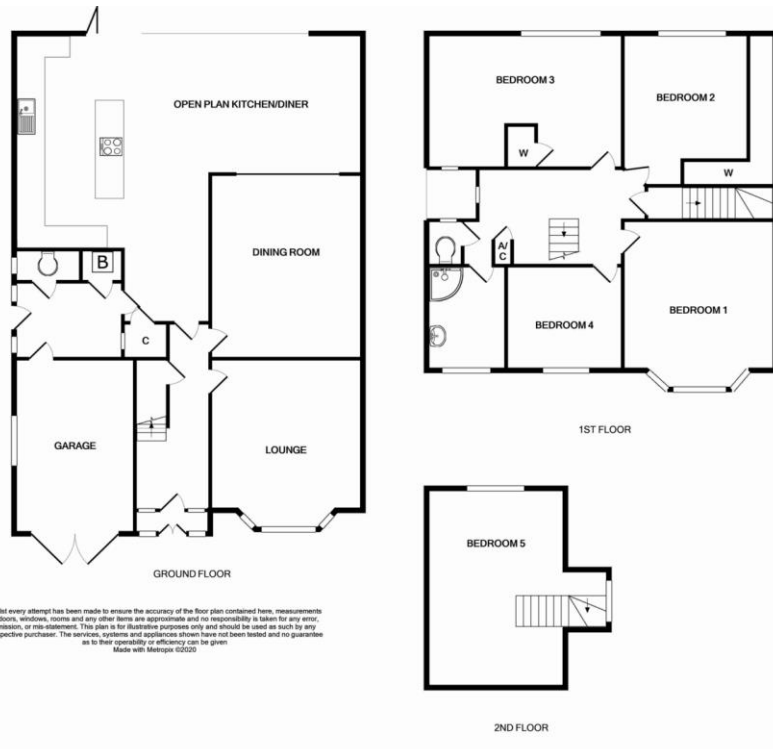
SHOWER ROOM AND SEPARATE WC Fantastic potential to convert these rooms into one large, luxurious family bathroom. The shower room is fully tiled and the suite comprises of a corner shower unit, sink and a heated towel rail. There is a double glazed window to the front elevation, a door leading to the airing cupboard and a door leading to the WC.

SECOND FLOOR

BEDROOM FIVE 16' 0" x 20' 8" (4.9m x 6.3m) A huge loft bedroom with massive potential to convert into a master bedroom with ensuite having two double glazed windows and a central heating radiator.

OUTSIDE

REAR GARDEN An easterly facing private rear garden having a large lawn with mature shrubs and bushes to boundaries with a rear patio area perfect for entertaining. There is a side gate providing access to the front of the property and a side door to the utility room.



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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