



Tudor Coppice, Solihull, B91 3DE

Guide Price £269,950

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Located on the doorstep of Solihull Town Centre, this top floor apartment is the ideal investment property for landlords and a perfect opportunity for first time buyers. Within walking distance to Solihull Train Station, commuting has never been easier. Touchwood Shopping Centre, John Lewis, Waitrose and Cineworld just a stone's throw away.

Situated in an ideal location on the edge of Tudor Grange park & Solihull Town Centre. Within walking distance to Solihull train station, Waitrose, John Lewis and Touchwood.

Solihull offers a first class range of excellent amenities which includes the widely publicised Touchwood Shopping Centre, Tudor Grange Swimming Pool/Leisure Centre, Park and Athletics Track. There is outstanding schooling to suit all age groups including Public and Private Schools for both boys and girls, plus a range of services including commuter train stations from Solihull Station to Birmingham (8 miles) and link to London Marylebone. In addition the NEC, Birmingham International Airport and Railway Station are all within an approximate 10-15 minute drive. The M42, J5, provides fast links to the M1, M5, M6 and M40 motorways. offering n excellent choice of shops, bars and resturants. The second floor apartment benefits from triple aspect views to the front, side and rear.

There are two access points into the communal areas, with doors at the front and rear of the building with intercom security systems. The communal areas are welcoming with a bright and clean feel.





Once entering the apartment, there is a large entrance hall with doors leading to:

LIVING ROOM

Electric heater, double glazed window offering plenty of light and views onto matured trees and Monkspath Hall Road, Fireplace set with electric flame effect fire and opening through to;

STUDY/ DINING ROOM/ POSSIBLE THIRD BEDROOM

Double glazed windows to front aspect, electric heater.

KITCHEN/ BREAKFAST ROOM

Fitted base, wall and drawer units, roll top worksurfaces, sink drainer, double glazed window to front, tiled splashbacks, integrated washing machine, built in electric oven and hob with extractor over.

BEDROOM ONE

Double glazed window to front aspect, electric heater and door to;

ENSUITE SHOWER ROOM

Modern white suite, WC, pedestal wash basin, shower cubicle, chromed heated towel rail, feature tiling.



BEDROOM TWO

Double glazed window to rear and electric heater.

BATHROOM

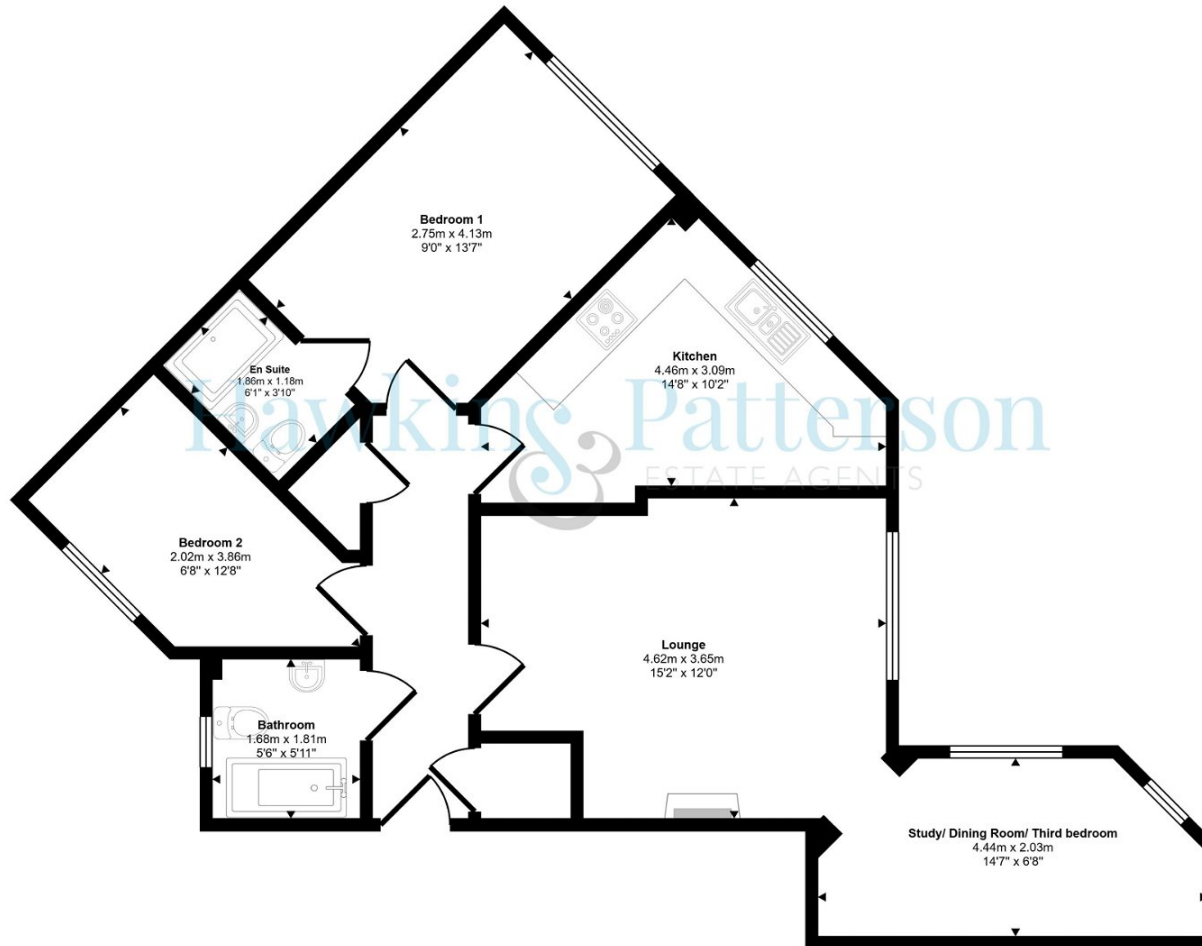
Modern white suite, WC, pedestal wash basin, panelled bath with mixer tap and spray attachment, frosted double glazed window to rear, chromed heated towel rail.

OUTSIDE

There is an allocated parking space along with a number of visitors spaces, bike racks and communal bin area. There are areas of laid lawn, flower and shrubbery beds and external lighting.



Approx Gross Internal Area
66 sq m / 714 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.