



DM&Co.
PREMIUM

**BROAD LANE
B94 5DP**

A beautifully reimagined original residence, nestled within a gated setting on the highly regarded Broad Lane. Offering over 2,800 of elegantly refurbished living space, Marvern is a rare opportunity to acquire a one-of-a-kind home that perfectly blends character, modernity, and countryside calm.

PREMIUM

BROAD LANE

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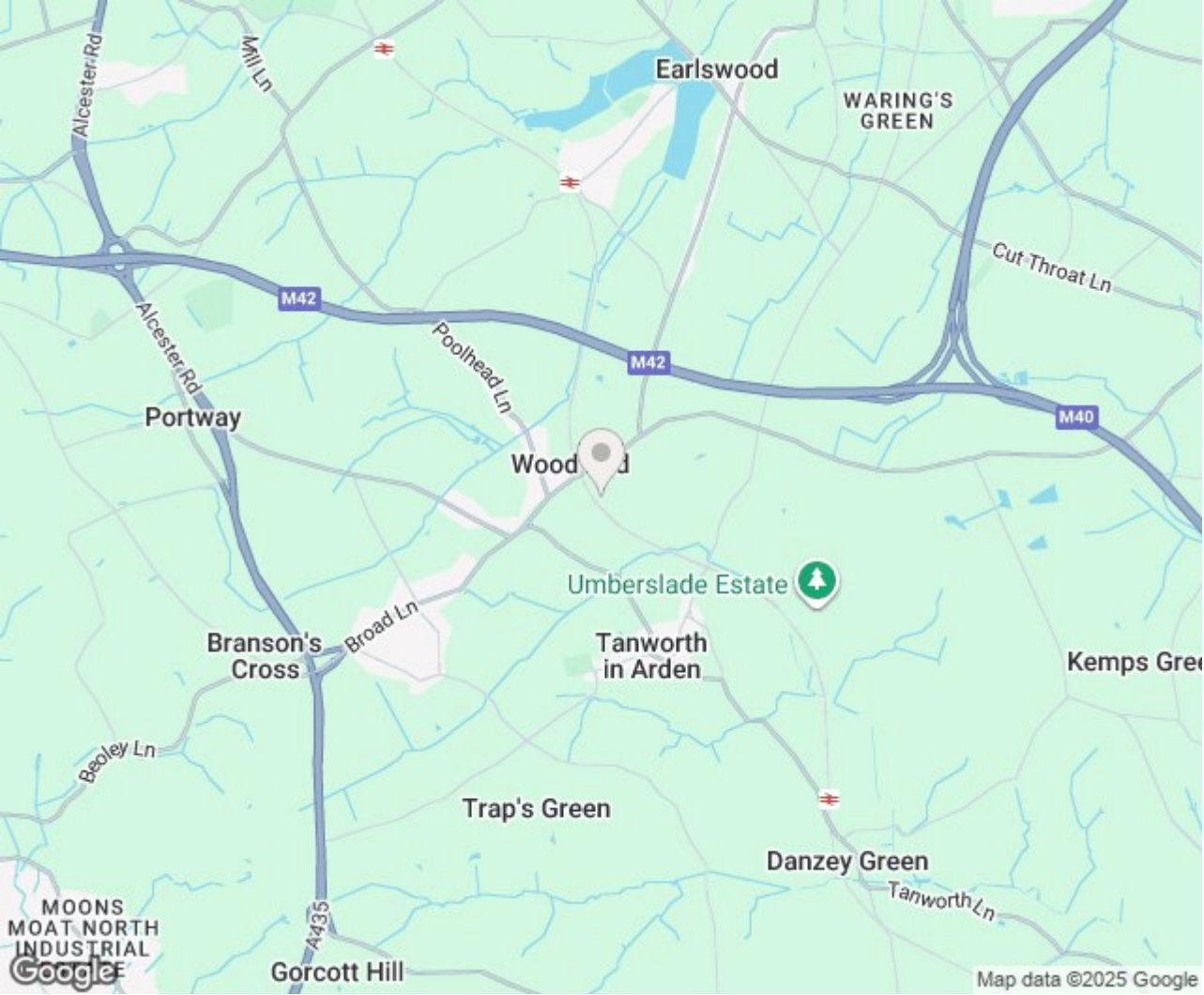


BROAD LANE

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LOCATION

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FEATURES

- Original Detached House Comprehensively Refurbished Throughout
- Secure Gated Setting Alongside Two Luxury New Builds
- Beautiful Dual Aspect Lounge with Log Burner & Bi-Folds to Garden
- Striking Reception/Snug with Feature Glass Trap Door to Cellar
- Shaker-Style Kitchen with Quartz Worktops & Neff Appliances
- Principal Bedroom Suite with Walk-in Wardrobe & Luxury En-Suite
- Detached Double Garage with Scope for Conversion (STPP)
- Moments from Solihull, Henley-in-Arden & Excellent Travel Links

SIZE

Total - 2830.00 sq ft

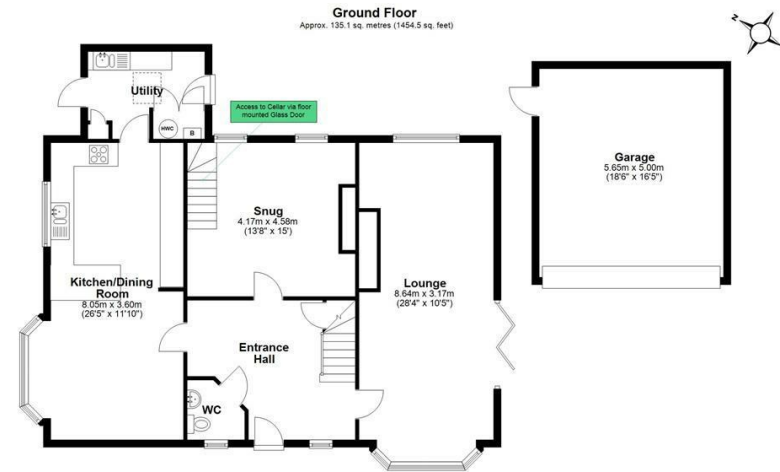
VIEWING

Book a viewing with Sole Agents DM & Co.
Premium by phone or email:

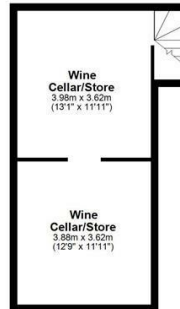
📞 01564 777314

@ premium@dmandcohomes.co.uk

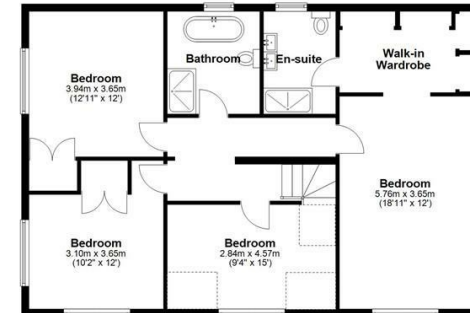
Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers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



Cellar
Approx. 30.5 sq. metres (328.2 sq. feet)



First Floor
Approx. 97.3 sq. metres (1047.5 sq. feet)



Total area: approx. 262.9 sq. metres (2830.2 sq. feet)

This floor plan is for illustration purposes only, this is not intended to be a measured/scaled survey or comply with RICS guidelines. All measurements (including total floor area) openings, orientation and floor area are approximate. No details are guaranteed. They cannot be relied upon for any purpose and do not form part of any agreement. A party must rely upon its own inspection(s). No responsibility is taken for any error, omission, or mis-statement. Plan produced using Planity.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		67	79
	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
	EU Directive 2002/91/EC		