

AP MORGAN



WELCOME TO
Lucas Green

Shepherds Green Road, Shirley
£1,350 per month

Features:

- Available to Move In Immediately
- Highly Sought-After Location
- Stylish & Well-Presented Two Bedroom First-Floor Apartment
- Two Dedicated Parking Spaces
- Bright & Spacious Open-Plan Living Area
- Generous Master Bedroom with Fitted Wardrobes & En-Suite Shower Room
- Modern Family Bathroom
- Moments from Local Shops, Restaurants & Amenities

Description:

*** VIEWING EVENT ON SATURDAY 1ST NOVEMBER ***

Available now situated in a sought-after location in the heart of desirable Shirley, this well-presented two-bedroom first-floor apartment offers stylish and comfortable living within easy reach of local amenities. The property is approached via two allocated parking spaces, providing convenient access and secure off-road parking.

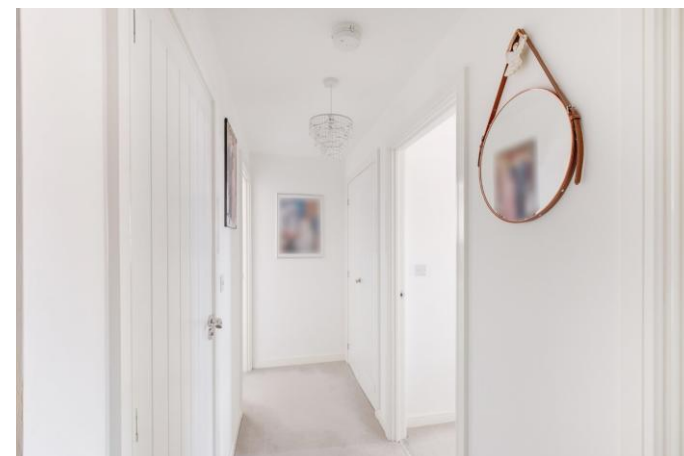
Approach

A communal entrance leads to the apartment, which opens into a welcoming hallway offering access to all rooms. The interior is bright and well-maintained, ideal for professionals, couples, or small families seeking modern, low-maintenance living.

Interior

The spacious lounge/dining room provides a relaxing open-plan space with ample room for both living and dining furniture, featuring a large window that floods the room with natural light. The adjoining kitchen is fitted with a range of contemporary wall and base units, integrated appliances, and plenty of workspace — perfect for both everyday cooking and entertaining.

The apartment offers two generous bedrooms, including a master bedroom with a private en-suite shower room, and a second bedroom ideal for guests or home office use. A modern family bathroom completes the accommodation.



Outside

The property benefits from two allocated parking spaces and well-kept communal areas, adding to its overall convenience and appeal.

Location

Perfectly positioned, the apartment enjoys close proximity to Shirley's vibrant shopping areas, supermarkets, cafés, and restaurants. Excellent transport links are within easy reach, with M42 and M40 motorway networks nearby, making this an ideal base for commuters.

Details:

Hallway

Lounge/Dining Room 16'5" x 15'5" (5m x 4.7m) Both Max

Kitchen 8'8" x 8'6" (2.64m x 2.6m)

Bedroom 1 15'5" x 8'11" (4.7m x 2.72m)

En-suite 6'5" x 5'5" (1.96m x 1.65m) Both Max

Bedroom 2 10'2" x 6'4" (3.1m x 1.93m)

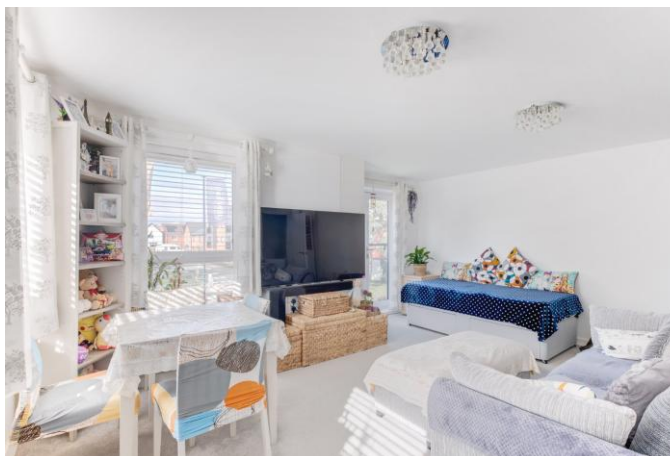
Bathroom 6'7" x 6'4" (2m x 1.93m)

EPC Rating: B

Council Tax Band: B (tbc by solicitors).

Tenure: To be advised (tbc by solicitors).

For more information or to arrange a viewing, please call us on 0121 817 8585.



How can we help you?

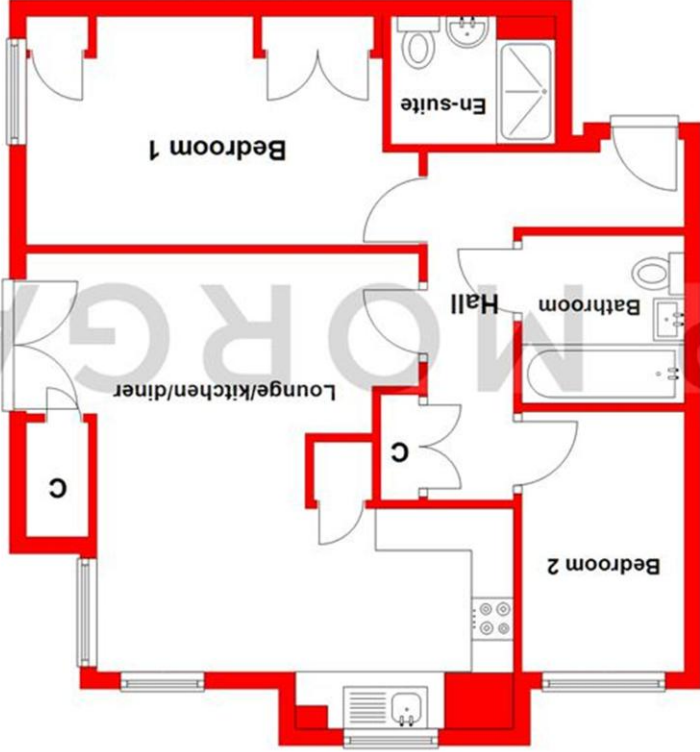
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Property to sell?
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

Need a removal company and storage?
A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.

Ground Floor
Approx. 643.4 sq. feet



Total area: approx. 643.4 sq. feet

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.

Plan produced using PlanUp.

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