

AP MORGAN



Wagon Lane, Solihull
Offers in excess of £475,000

Features:

- Popular location
- 5 Bedrooms
- Fully Refurbished
- Open Plan Living
- Fitted Kitchen with Appliances
- Landscaped Rear Garden
- Through Lounge
- Very Well Presented

Description:

FULLY RENOVATED! Situated in a great location is this five-bedroom semi-detached family home.

The property is approached via a large driveway and has been fully renovated to offer stylish, modern interiors across three floors—ideal for growing families or those needing versatile living space. Moving outside, the property enjoys a well-landscaped rear garden, perfect for outdoor entertaining.

A spacious driveway provides ample off-road parking and leads to a covered porch entrance. The home's updated exterior blends traditional charm with contemporary upgrades, setting the tone for the quality within.

Upon entry, the welcoming hallway gives access to a modern guest WC and leads into a spacious open-plan lounge/dining room—perfect for family gatherings and entertaining. To the rear is a fully extended, high-spec kitchen featuring a large island, sleek units, integrated appliances, and access to the garden via rear doors. This expansive layout offers both function and flair for modern living.

The first floor hosts three well-proportioned bedrooms, including a generous principal bedroom, and a contemporary family shower room. Each room is neutrally decorated, offering ready-to-move-in comfort.

The top floor has been thoughtfully converted to include two further bedrooms—ideal for teenagers, guests, or home offices. A second shower room completes this level, offering flexibility for multi-generational living.



To the rear, the property enjoys a landscaped garden with patio and lawned areas—ideal for relaxing or entertaining in the warmer months. The garden is enclosed for privacy and provides a safe space for children and pets.

The home benefits from an assortment of nearby local amenities including shops and restaurants and is conveniently placed to access Birmingham Airport, the NEC, and major motorway networks such as the M42 and M40.

Details:

Lounge/Diner 25'5" x 22'10" (7.75m x 6.96m) Both Max

Kitchen 18'6" x 15'6" (5.64m x 4.72m)

Toilet

Bedroom 1 18'8" x 9'10" (5.7m x 3m) Both Max

Bedroom 2 12'10" x 9'10" (3.9m x 3m) Both Max

Bedroom 3 15'5" x 6'4" (4.7m x 1.93m) Both Max

Shower Room 6'5" x 5' (1.96m x 1.52m)

Bedroom 4 18'8" x 6'9" (5.7m x 2.06m) Both Max

Bedroom 5 9'5" x 9'3" (2.87m x 2.82m) Both Max

Shower Room 6'2" x 5'4" (1.88m x 1.63m)

EPC Rating: E

Council Tax Band: C (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

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



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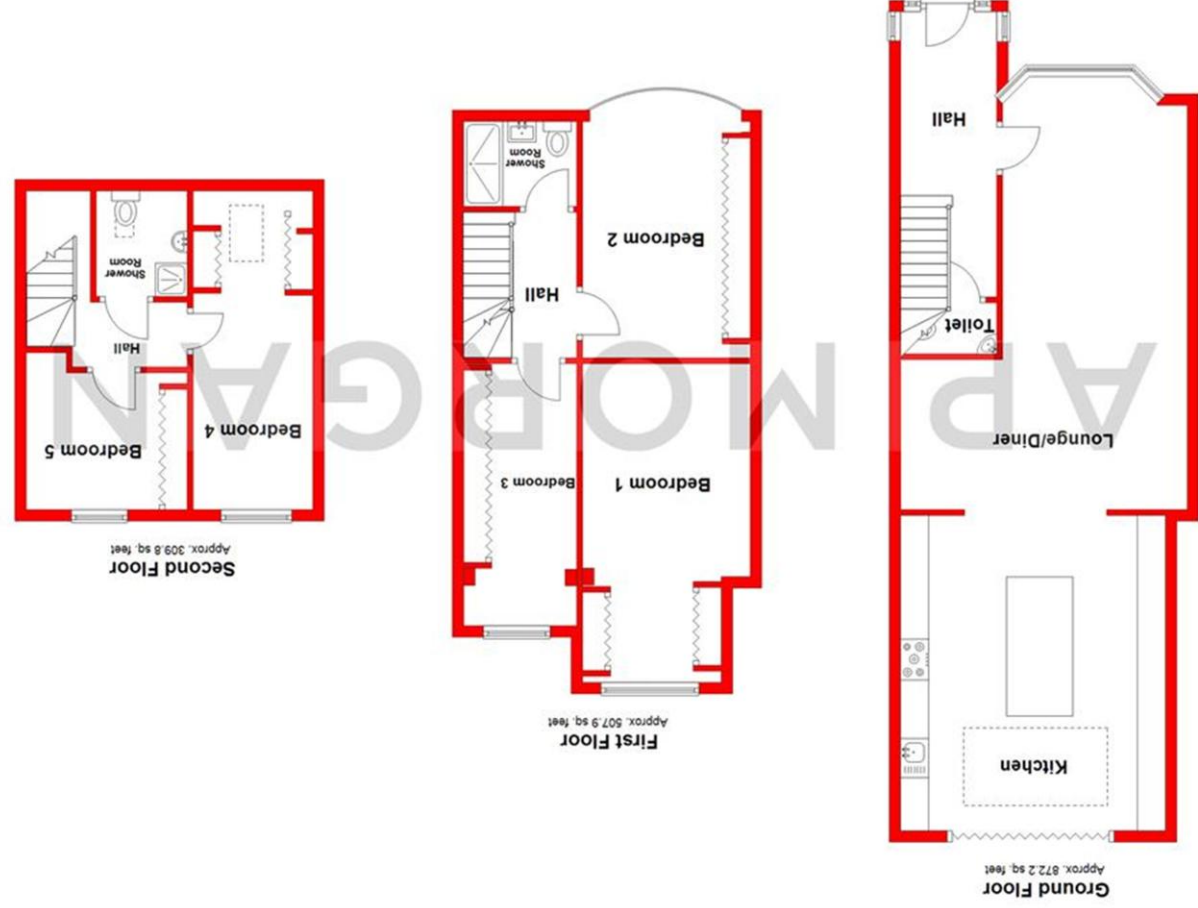
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Plan produced using Planlup.

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