



**Horton
& Storey**

48 DOVEHOUSE LANE, OLTON, SOLIHULL,
OFFERS IN REGION OF £574,950



H&S



LOCAL AREA Fairway Lawns is a new development of six apartments located on the ever-popular Dove House Lane overlooking Olton Golf Course and just two miles from Solihull Town Centre with Touchwood Shopping Centre. Birmingham City Centre and the Midlands Motorway Network are a short distance away giving easy access to the M42, M6 and Birmingham Airport and the NEC.

APPROACH Via the secure gated entrance with a large parking area leading to the communal door. The second floor can be accessed via the stairs or lift.

ENTRANCE HALL A welcoming hall with Porcelanosa tiling to the floor, under floor heating and doors leading to the accommodation.

KITCHEN/DINER 13' 9" x 27' 0" (4.20m x 8.25m) A fantastic space for perfect for entertaining, the luxurious fully fitted kitchen and a large dining area benefitting from double glazed French Doors opening onto the balcony over looking Olton Golf Course.

Kitchen Features: Crown Imperial Kitchen, Silestone worktops and upstand, soft close drawers and doors,



fully integrated Samsung fridge freezer, NEFF induction hob and oven, NEFF integrated dishwasher, under floor Heating and Porcelanosa floor tiles

LOUNGE 13' 11" x 16' 9" (4.25m x 5.11m) A large lounge with double glazed patio doors opening onto the Juliet Balcony over looking Olton Golf Course and under floor heating.

MASTER BEDROOM 12' 3" x 13' 11" (3.75m x 4.25m) The master bedroom has a double glazed window to the front elevation, underfloor heating and a separate dressing area with a range of bespoke built in wardrobes.



ENSUITE A luxurious en-suite shower room benefitting from; Villeroy & Boch sanitaryware, Hansgrohe taps, fittings/shower with chrome finish, wall hung vanity unit in high gloss, Porcelanosa wall tiles, Porcelanosa floor tiles and under floor heating.

BEDROOM TWO 12' 2" x 13' 5" (3.72m x 4.09m) A double bedroom with a double glazed window to the front elevation, a range of bespoke built in wardrobes and under floor heating.



BEDROOM THREE 7' 2" x 12' 2" (2.20m x 3.72m) This bedroom can be utilised as a home office/hobby room.

BATHROOM A large impressive bathroom comprising of Villeroy & Boch sanitaryware, Hansgrohe taps, fittings/shower with chrome finish, wall hung vanity unit in high gloss, Porcelanosa wall tiles, Porcelanosa floor tiles and under floor heating.





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ey are for guidance purposes only. All measurements are approximate are for general acy, they should not be relied upon and potential buyers are advised to recheck the

179 Second Floor

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APPROXIMATE GROSS INTERNAL FLOOR AREA:

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