



Danes
melvyn
ESTATE AGENTS

**Pastures Drive
Tidbury Green
Asking Price £400,000**

Description

Regency Fields is an exclusive development of quality homes constructed six years ago by Miller homes situated just off Lowbrook Lane in the small hamlet of Tidbury Green, nestling between Shirley and Earlswood this small enclave contains a variety of properties ranging from cottages to large executive houses. Surrounding Tidbury Green are many areas of open space, including the famous Earlswood Lakes in one direction and Bills Woods in the opposite direction, both providing pleasant recreation areas.

The main shopping centre in nearby Shirley offers a wide choice of Supermarkets, convenience and speciality stores, restaurants and hosteries and there are frequent bus services running along the A34 into Birmingham City Centre and Solihull Town Centre – boasting the vibrant and modern Touchwood Centre offering shopping facilities and evening entertainments. Shirley has its own train station in Haslucks Green Road, providing a train service to Birmingham City Centre and Stratford upon Avon.

Off the main Stratford Road leads Marshall Lake Road boasting the Retail Park and further down the A34 one will find the Cranmore, Widney, Monkspath and Solihull Business Parks and on to Blythe Valley Business Park which can be found at the junction with the M42 motorway, providing access to the Midland Motorway Network. A short drive down the M42 to Junction Six, you will find Birmingham International Airport and Rail Station.

Well regarded schooling can be found nearby and we are advised that the development comes under the renowned Tudor Grange Academy - subject to confirmation by the education authority.

The property lies in the centre of the development with pleasant open views to the front and is approached via a paved footpath with lawned foregarden with side double driveway, a composite front door opens into the hallway with doors leading off to the guest cloaks WC, lounge and full width modern kitchen diner to the rear with double doors to the private rear garden.

On the first floor landing there are doors to the master bedroom with en suite, two further double bedrooms and modern bathroom.

The landscaped rear garden has a paved patio area leading to shaped lawn with sleeper edges to give raised borders, fencing and walls to boundaries and gated side access.



Accommodation

HALLWAY

LOUNGE

15'4 x 10'4 (4.67m x 3.15m)

MODERN KITCHEN DINER

17'5 x 11'6 (5.31m x 3.51m)

LANDING

MASTER BEDROOM

14'1 max x 11'1 (4.29m max x 3.38m)

EN SUITE

BEDROOM 2

10'3 x 9'4 (3.12m x 2.84m)

BEDROOM 3

9'3 x 6'7 (2.82m x 2.01m)

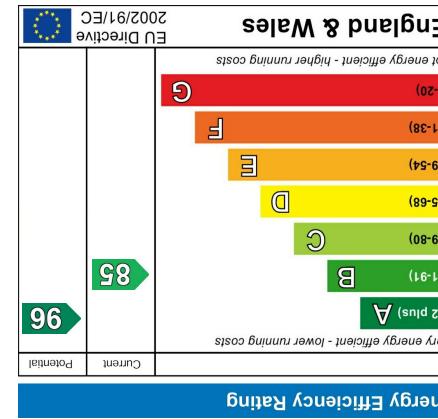
MODERN BATHROOM

PRIVATE REAR GARDEN

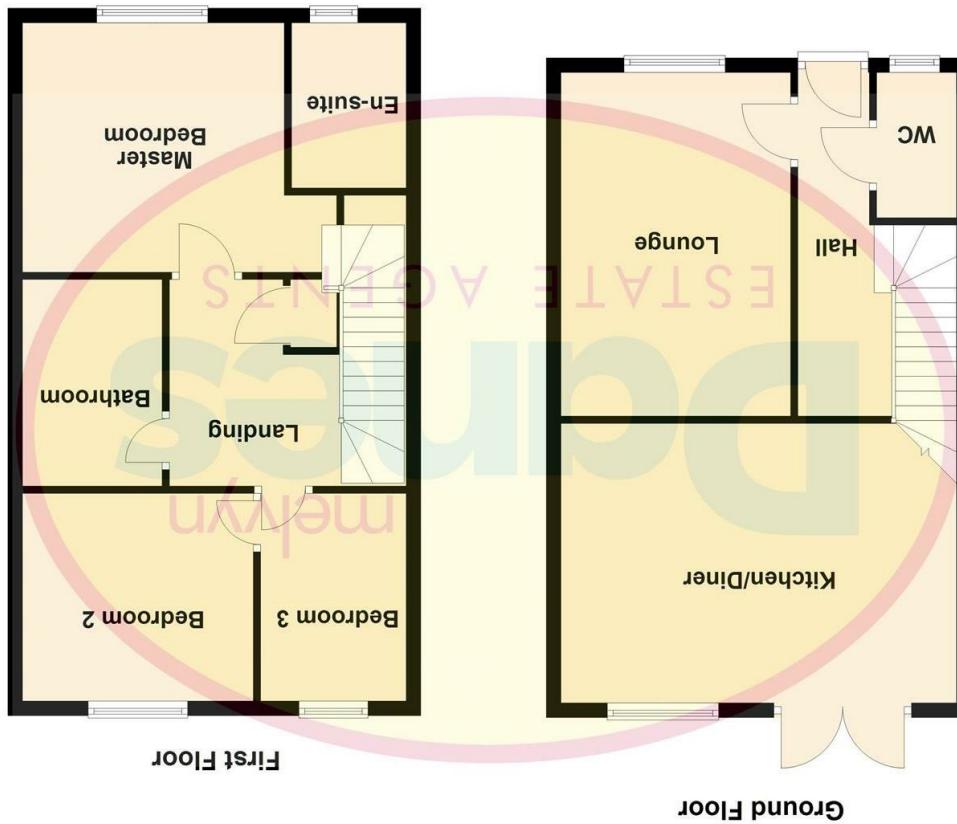
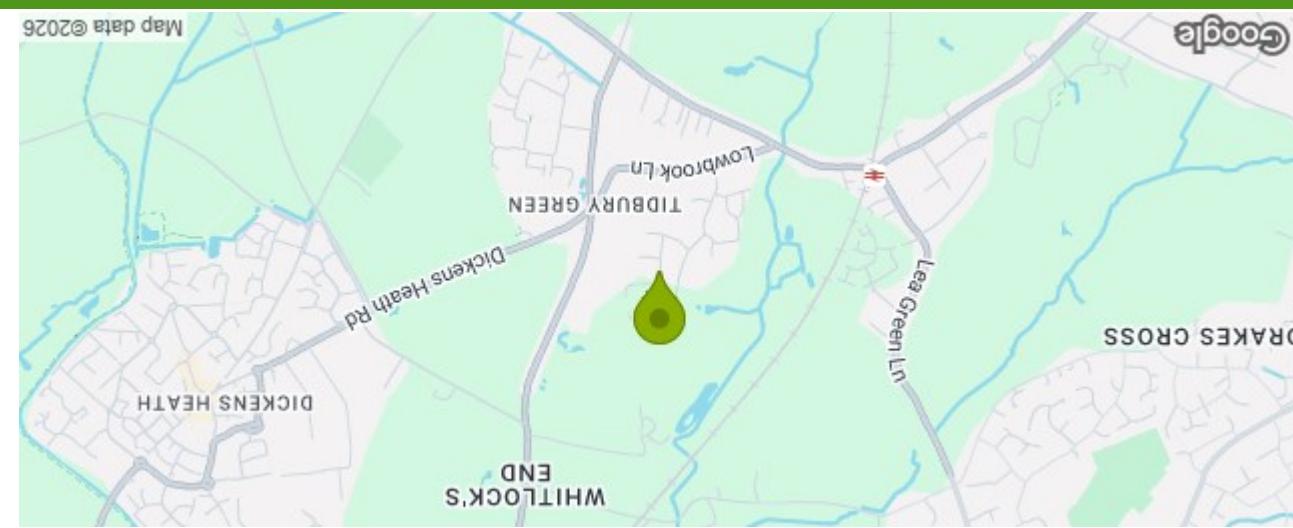
**SIDE DRIVEWAY WITH PARKING
FOR TWO CARS**



Please note that all measurements and floor plans are approximate and quoted for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on and do not form part of any contract.



66 Pastures Drive Tidbury Green Solihull B90 1US



We may receive a commission payment for other benefit (known as a referral fee) for recommending their services. You are not under any obligation to use the services of the recommended provider.

These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and any errors or omissions shall not constitute representations of fact or form part of any offer or contract. Any prospective purchaser should obtain a copy of all legal and factual matters and information from their solicitor, legal and conveyancer or surveyors as appropriate. The agent has not sought to verify the legal title of the property and the buyers must obtain a certificate from their solicitor. Photographs are provided for illustrative purposes only and the items shown in these are not necessarily included in the sale, unless specifically stated. The agent has not tested any apparatus, fixtures, equipment, fittings or services mentioned and do not by these particulars or otherwise verify or warrant that they are in working order.

MOBILE: Please refer to [checkers.com/mobile](#) for mobile coverage at the property. This can vary depending on the network provider and other factors that can affect the local mobile coverage and actual services available may be different depending on the particular carrier.

ORIGINATOR: We are advised that the property is FREEHOLD