



Danes
melvyn
ESTATE AGENTS

**Snitterfield Drive
Shirley**

Asking Price £150,000

Description

Making an ideal first purchase and being sold as 100% or on a shared ownership basis with Citizen Housing Association, this well presented ground floor apartment is ideally located to take advantages of the facilities offered by the centre of Shirley and indeed the town centre of Solihull which is some 3 miles away.

Shared ownership schemes facilitate the affordability of more desirable locations for buyers looking to take their first step onto the property ladder. This property is also available on a 50% share basis and the remaining 50% has a rent which is currently around £358 per calendar month (awaiting confirmation from the housing association). This monthly charge includes the ground rent, service charge and building insurance.

Originally built by Taylor Wimpey, this first floor apartment has an allocated parking space and is being sold with no upward chain.

Sitting back from the roadside, a front door with security intercom phone, opens to the communal hallway. Situated on the first floor is a door opening to the well presented apartment.



Accommodation

RECEPTION HALLWAY

AIRING CUPBOARD

GENEROUS LOUNGE DINING
ROOM

20'6" x 11'7" max (8'7" min) (6.25m x
3.53m max (2.62m min))

KITCHEN

7'7" x 6'10" (2.31m x 2.08m)

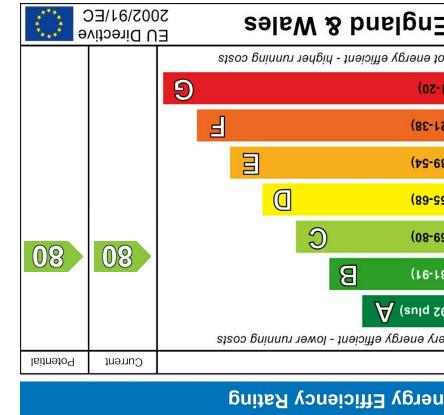
DOUBLE BEDROOM

13'7" x 8'7" max (4.14m x 2.62m max)

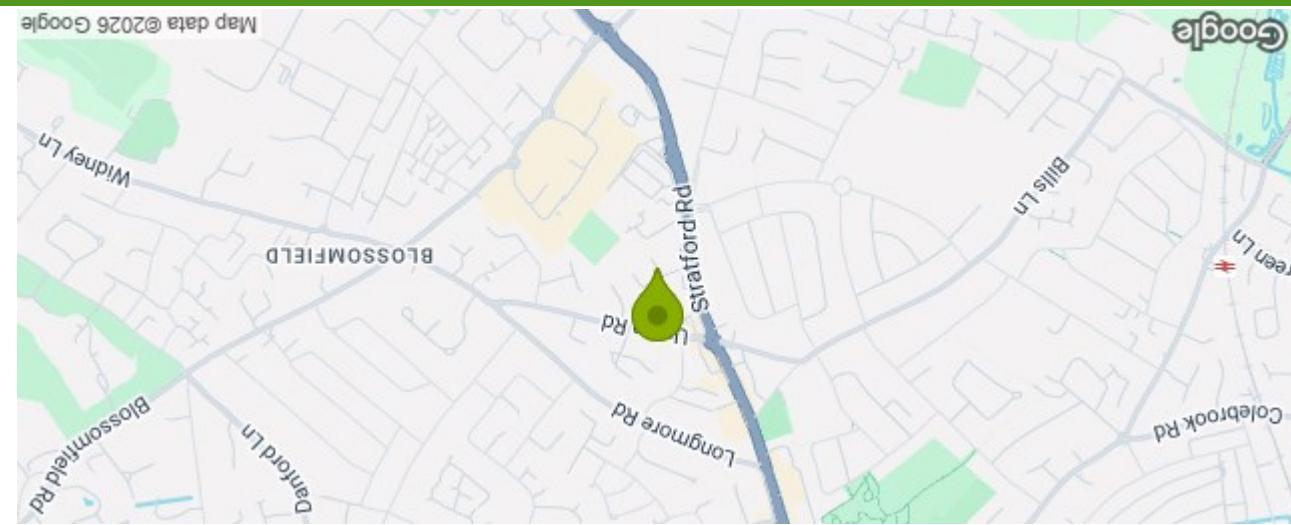
BATHROOM

ALLOCATED PARKING SPACE

76 Nittefield Drive Shirley Solihull B90 4AZ
Council Tax Band: A



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.



CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2000: These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute representations of fact or form part of any offer or contract. Any prospective Purchaser should obtain written confirmation of all legal and factual matters and information from their Sole Agent.

MOBILE: We understand that the property is likely to have/have limited current mobile coverage dependent on provider depending on the particular circumstances, precise location and network outages.

DATA: Taken from Ofcom checker.ofcom.org.uk on 05/08/2025. Please note that actual services available may be different.

BROADBAND: We understand that the standard broadband download speed at the property is around 15 Mbps, however please note that results will vary depending on the time a speed test is carried out. The estimated fastest download speed 05/08/2025. Actual service availability at the property or speeds received may be different.

5G: We understand that the property post code area is around 1800 Mbps. Data taken from Ofcom checker.ofcom.org.uk on 05/08/2025. Please note that actual speeds may be different.

CONSUMER LAW AND REGULATIONS: Under anti-money laundering legislation, we are obliged to confirm the identity of individuals and companies and the beneficial owners of organisations and trusts before accepting any instructions, and to review this from time to time. To avoid the need to request detailed identity information from new institutions, and to review those checks, for any reason, fail adequately to confirm identity, we may write to you to ask for identification should those checks, for any reason, fail adequately to confirm identity, we may have to stop acting for you and we would ask for your co-operation in order that there will be no delay in agreeing the sale.