

**Need a Mortgage in principle to make offers?** Call us now for quick assistance!  
**0121 775 0101**



**Do you need to sell? Start your journey now!** Call us we can help.  
**01564 777 314**



**SCAN FOR MORE INFO**  
**SIZE** - 1182 Sq Ft  
**TENURE** - Freehold  
**COUNCIL TAX** - Solihull Metropolitan Borough Council E  
**BROADBAND** - Upload Max 1000Mbps  
 Download Max 1000Mbps  
**MOBILE** - EE  
**EPC** - C - 70  
**PARKING** - 2 Vehicles  
**FLOODRISK** - Very Low  
**SERVICES** - Mains  
**COVENANTS** - N/A

## 1A CULVERLEY CRESCENT

**Knowle, B93 9RB**  
**Offers in the Region of £550,000**

Nestled in a desirable location of Knowle, this immaculately presented detached family home offers a perfect blend of modern living and comfort. This exceptional property is perfect for families seeking a blend of style, space and convenience in a sought-after area.

### FEATURES

- Beautifully & Tastefully Presented Throughout
- Stunning Modern Fitted Breakfast Kitchen with Integrated Appliances
- Spacious Lounge/Dining Room
- Principal Bedroom with En-Suite Shower Room
- Two Further Good Sized Bedrooms & Fourth Single
- Luxury Family Bathroom
- Private Rear Garden
- Driveway Parking & Single Garage
- Close to Knowle & Bentley Heath
- Viewings Highly Recommended

**Are you an investor interested in expanding your portfolio?**

**Call 01564 777 314 to provide your investment criteria for alerts.**



**SCAN TO VIEW OUR WEEKLY FILMS & SUBSCRIBE**

### Sneak Peeks

Every week, we unveil "Sneak Peeks," a feature showcasing exclusive properties before they hit Rightmove and other platforms.

### The Landlord Club

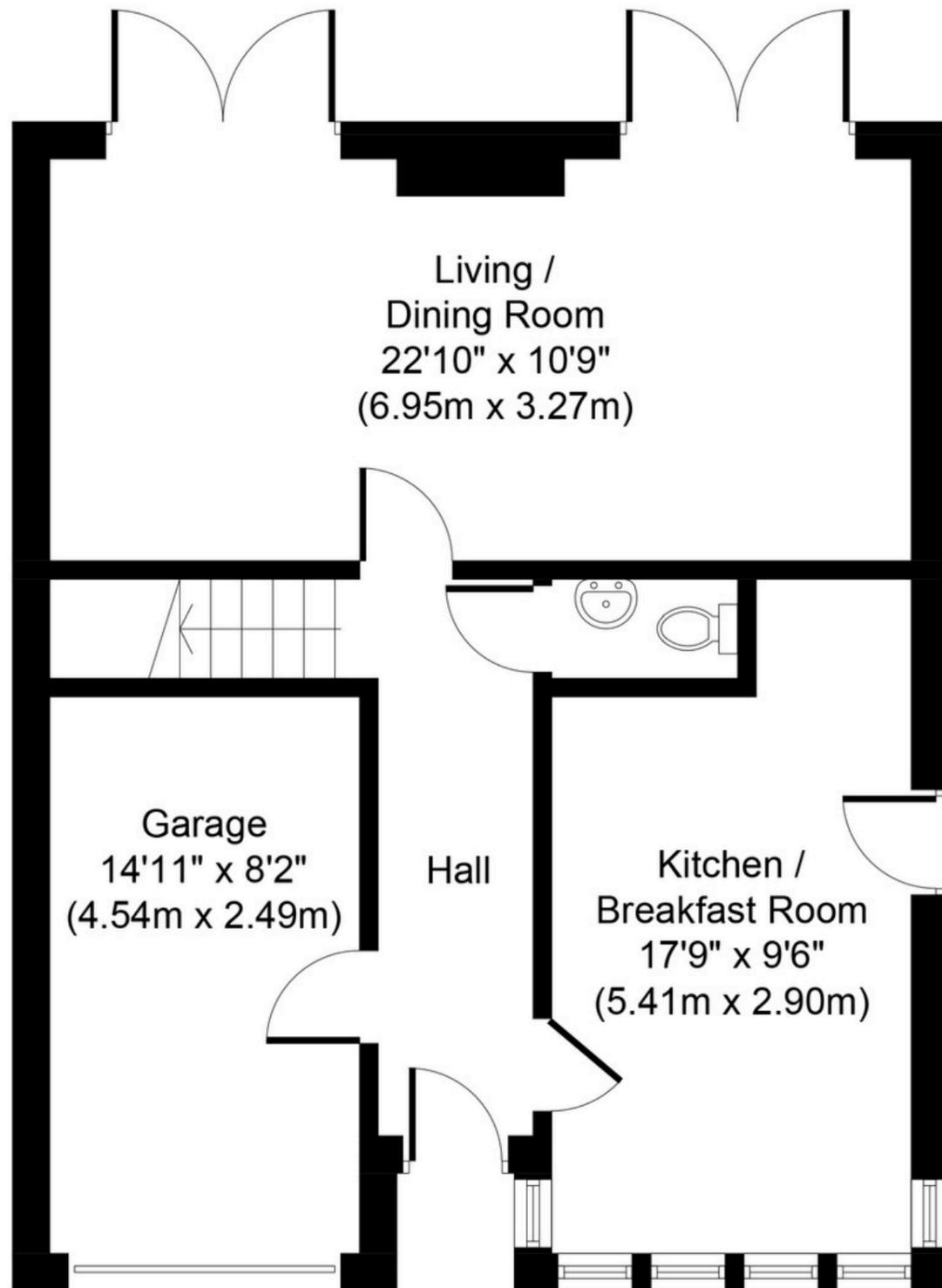
Join our Landlord Club for weekly updates on legislation, market trends, and our Letting Director's 'Investment Pick of the Week' for optimal ROI.

### HTSPMD

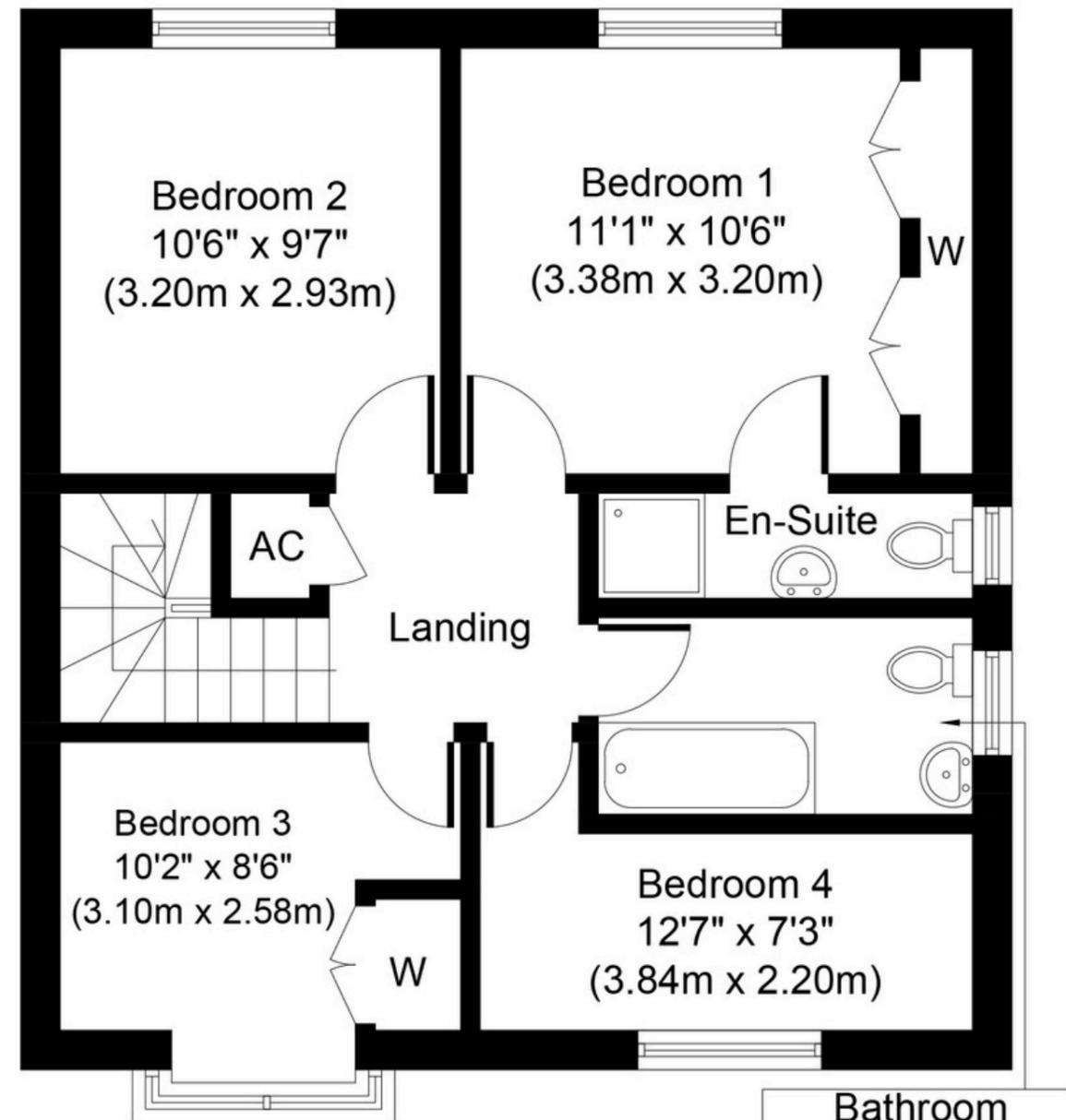
Tune into 'How's The Solihull Property Market Dom' weekly for a quick, insightful snapshot of the market.

### The Mortgage Update

Get weekly insights and the best deals with our Mortgage Update, your shortcut to navigating the complex mortgage landscape confidently.



**Ground Floor  
(Including Garage)  
Approximate Floor Area  
631 Sq. ft.  
(58.6 Sq. m.)**



**First Floor  
Approximate Floor Area  
551 Sq. ft.  
(51.2 Sq. m.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.