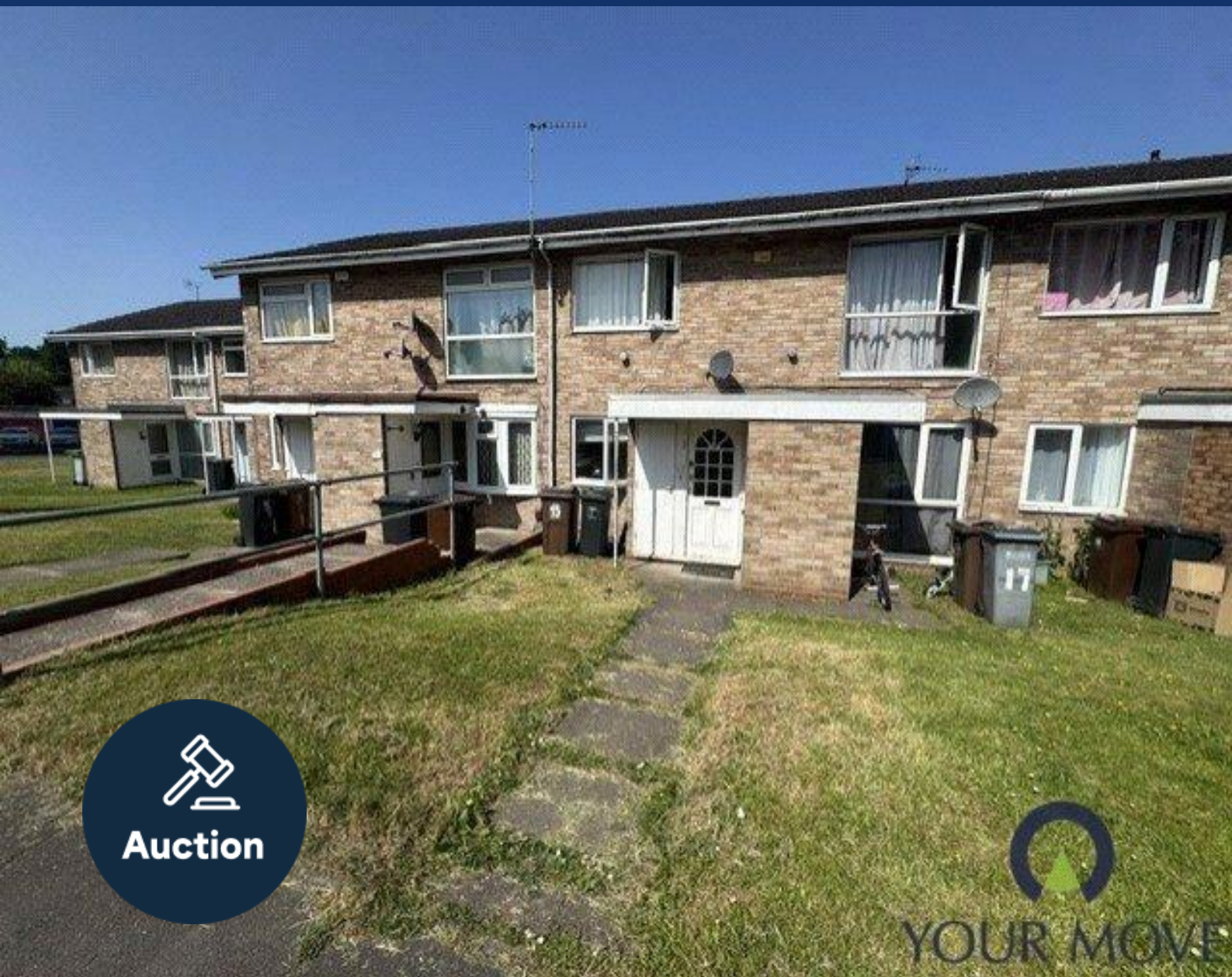




2 bed maisonette to buy in B92

Merryfield Close, Solihull, West Midlands,
B92 9PW

£70,000 Starting Bid

 x 2  x 1  x 1

Tenure

Leasehold

Property features

 EPC Rating E

On Street parking

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: E
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

Arrange a viewing

Joe Nicholson
Branch Manager
Midlands Auction

0121 661 8465
midlands@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Situated within a well established residential area of Solihull, this two bedroom maisonette on Merryfield Close presents an excellent opportunity for investors seeking an income-producing asset with future potential.

The property is currently tenanted and generating a rental income of £800 per calendar month, offering an immediate return from completion. The accommodation comprises a spacious living room, fitted kitchen, two well proportioned bedrooms, and a family bathroom, providing comfortable living space for occupants.

Positioned close to a range of local amenities, schools, public transport links, and major road networks, the property enjoys a convenient location that continues to attract tenant demand. The area offers easy access to Solihull town centre, Birmingham Airport, the NEC, and surrounding business hubs, making it a popular choice for renters.

With approximately 38 years remaining on the lease, the property is priced to reflect the short lease term and presents an opportunity for experienced investors to explore future asset management and value enhancement strategies. Whether you are looking to expand an existing portfolio or secure a property with established rental income, this maisonette offers strong investment appeal at an attractive auction guide price.

Council Tax Band: B

Tenure: Leasehold

Length of Lease: 38

Annual Ground Rent Amount: £33.00

Price: Starting Bid £70,000

Property Type: Maisonette

Parking: On Street, Communal

Year built: 1966

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		80
(55-68) D		
(39-54) E	47	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

Merryfield Close, Solihull, West Midlands, B92 9PW

Contact your local branch today for more information on this property:

**Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0121 661 8465,
midlands@pattinson.co.uk, www.pattinson.co.uk**

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