

**AP MORGAN**



**Worcester Road, Bromsgrove, Worcestershire**  
Guide Price £375,000

**Features:**

- Spacious mid-terraced property
- Four bedrooms
- Generous living spaces
- Well-fitted modern kitchen
- Fantastic conservatory
- Low maintenance rear garden
- Fantastic location
- Stones throw away from Bromsgrove High Street

**Description:**

Welcoming you to this well-presented mid-terrace property, offering four spacious bedrooms, a generous lounge/diner, a well-equipped kitchen, and a fantastic conservatory opening onto a low-maintenance garden, all just a stone's throw from Bromsgrove High Street.

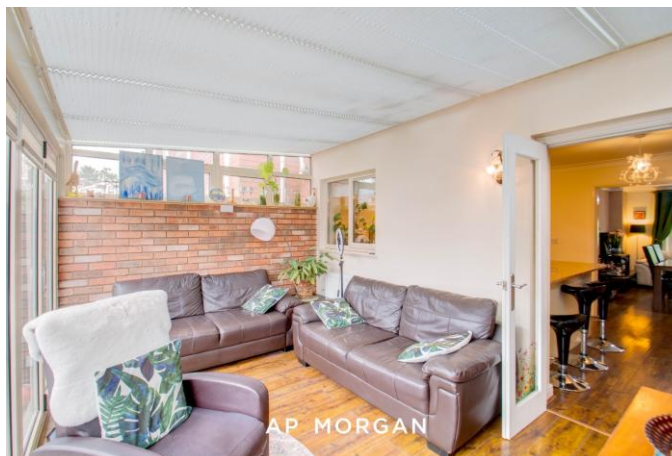
On arrival, the property is accessed via gates at the front and is bordered by trees and shrubbery, with a path leading to the front door.

Upon entering, you are welcomed into the entrance area, which provides space for coat and shoe storage. To the right is a WC fitted with a toilet and wash basin. A further door leads into the hallway, which comprises the staircase to the first floor and access to the lounge/diner. This spacious room offers ample space for both relaxation and dining. To the side is the entrance to the kitchen, which is well-equipped with ample storage and worktop space, an integrated double oven and microwave, a four-burner gas hob with extractor hood, and space for freestanding appliances.

The kitchen also leads into the conservatory, an additional living space ideal for relaxation and family entertaining. Bi-fold doors open onto the rear garden, while the doors and roof are fitted with pull-down blinds.

The first floor leads to the landing and into Bedroom One, a generous double room with space for storage furniture, and Bedroom Two, another double bedroom featuring a walk-in wardrobe and an en-suite comprising a toilet, wash basin, and shower cubicle.

The second floor leads to a further landing and into Bedroom Three, a spacious double room similar in size to Bedroom One, and Bedroom Four, a generously sized single bedroom, also benefiting from a walk-in wardrobe. The family bathroom is located on this floor and is fitted with a toilet, wash basin, and bathtub with an overhead shower.



The rear garden features a patio area, perfect for outdoor furniture and al fresco dining, with a pathway leading to the rear gate providing access to the garage and parking area. Large planters on either side contain mature shrubs, adding greenery and privacy to the space.

Conveniently situated in the heart of Bromsgrove town centre, the property benefits from an abundance of supermarkets, shops, and local amenities right on the doorstep. Sanders Park is also located nearby. Excellent transport links are available, including easy access to the M5, A38, and A448. Bromsgrove Railway Station is located within two miles of the property, providing direct rail links to Birmingham, Worcester, and Kidderminster.

**Details:**  
**Entrance**

**WC**

**Hall**

**Lounge/Diner** 15'2" x 9'4" (4.62m x 2.84m)

**Kitchen** 10'3" x 16'8" (3.12m x 5.08m)

**Conservatory** 9'5" x 13'7" (2.87m x 4.14m)

**Landing**

**Bedroom One** 10'4" x 16'8" (3.15m x 5.08m)

**Bedroom Two** 11'7" x 9'4" (3.53m x 2.84m)

**En-suite** 3'4" x 9'4" (1.02m x 2.84m)

**Landing**

**Bedroom Three** 10'4" x 16'8" (3.15m x 5.08m)

**Bedroom Four** 8'10" x 9'5" (2.7m x 2.87m)

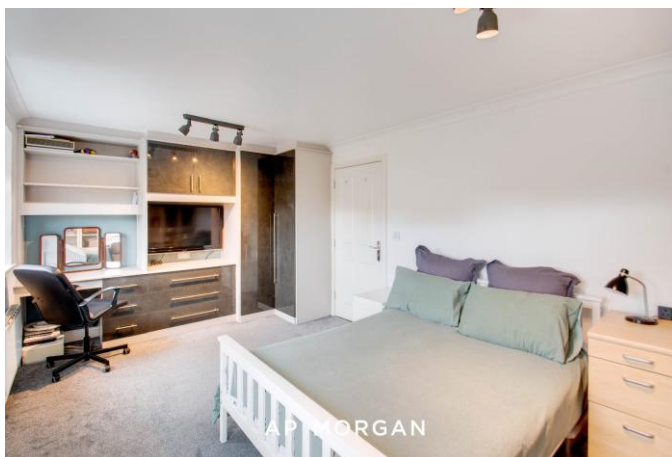
**Bathroom** 7'1" x 6'2" (2.16m x 1.88m)

**EPC Rating:** C

**Council Tax Band:** (tbc by solicitors).

**Tenure:** Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 910 300.



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### Need a mortgage?

We recommend Wiser Mortgage Advice. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly.

The initial appointment is free and without obligation. Call us on 01527 910 300, or visit their website for more information:

[www.wisermortgageadvice.co.uk](http://www.wisermortgageadvice.co.uk)

### Property to sell?

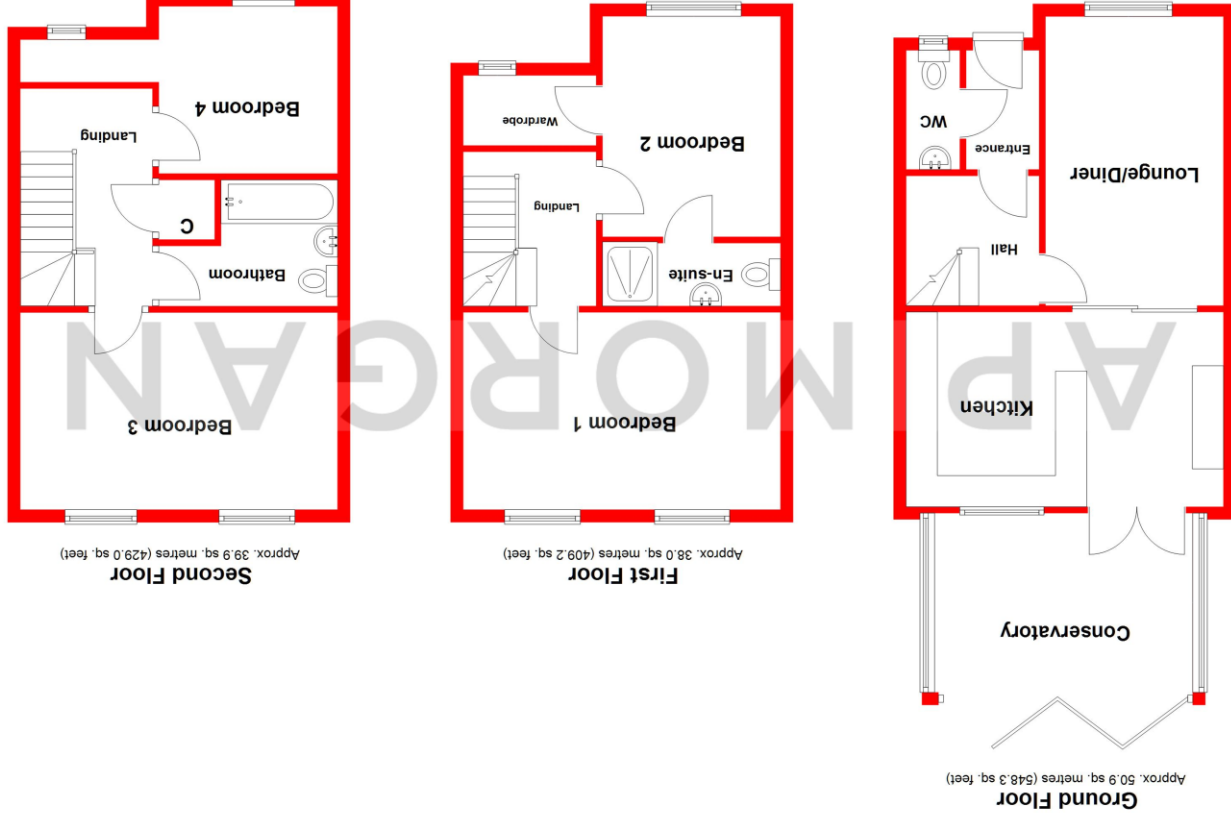
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

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