

**AP MORGAN**



**St. Peters Close, Bromsgrove, Worcestershire**  
Offers Over £150,000

**Features:**

- Two-bedroom apartment
- Fitted kitchen
- Spacious lounge
- Long lease
- Bathroom
- Central position to Bromsgrove Town
- Close to Sanders Park
- Allocated off-road parking

**Description:**

An ideal opportunity to purchase this first-floor apartment, situated in a fantastic location within central Bromsgrove and close to the sought-after Bromsgrove Public School. The westerly-facing rear of the apartment overlooks a courtyard, where the allocated parking space is located.

The property is accessed via a secure communal lobby with a central staircase and front and rear intercom system.

Built by Taylor Wimpey in 2002, the apartment briefly comprises an entrance lobby leading into a spacious hallway with a storage cupboard. Rooms leading off the hallway include a light and airy lounge/diner, a spacious bedroom one, a well-sized bedroom two with internal cupboard space, a fitted kitchen offering an integrated oven with gas hob and extractor hood over, and a well-proportioned bathroom suite featuring a bathtub with shower over.

The apartment benefits from one allocated parking space, surrounding lawned gardens, and is positioned alongside the Spadebourne Brook.

We have been advised that there is a remaining lease length of approximately 975 years and an annual service charge of approximately £1,650.

Situated in Bromsgrove, the property is in close proximity to a range of amenities, including shopping, schooling, travel links, and restaurants. It also offers swift access to the M5 and M42 motorways.



**Details:**

**Porch**

**Hallway**

**Kitchen** 8'8" x 9'5" (2.64m x 2.87m) Both max

**Lounge** 15' x 13'5" (4.57m x 4.1m) Both max

**Bedroom one** 8'10" x 13'2" (2.7m x 4.01m) Both max

**Bedroom two** 9'5" x 7'5" (2.87m x 2.26m) Both max

**Bathroom** 5'2" x 8'10" (1.57m x 2.7m) Both max



**EPC Rating:** B

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

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

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

## How can we help you?

### 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?

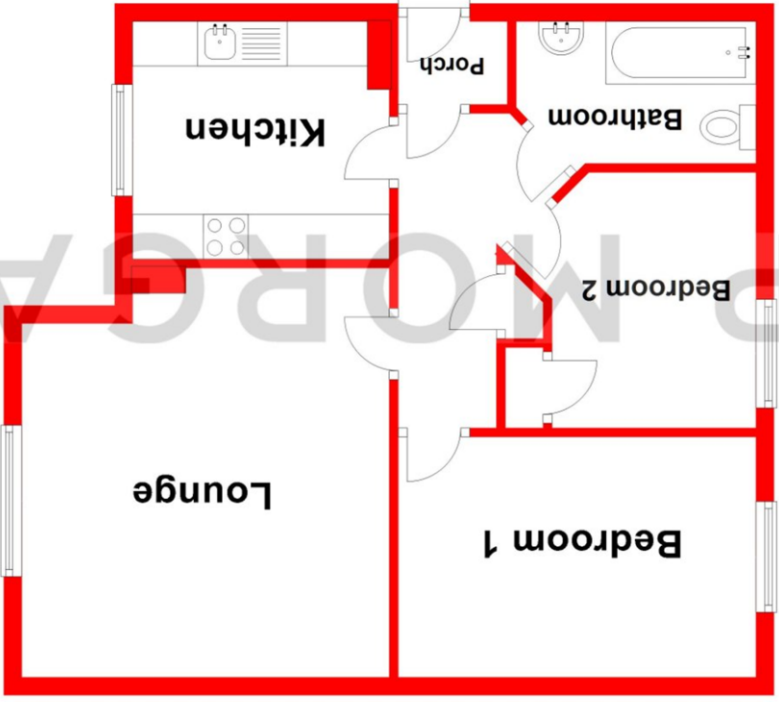
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

### Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

### Identity Checks

Estate Agents are required by law to conduct anti-money laundering checks on all those buying a property. We have partnered with a third party supplier to undertake these who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £99 + VAT per buyer and this is a non-refundable fee. These charges cover the cost of obtaining relevant data, any manual checks and monitoring which might be required. This fee will need to be paid and the checks completed in advance of the issuing of a memorandum of sale on the property you would like to buy.



**Floor Plan**  
Approx. 56.1 sq. metres (603.5 sq. feet)

Total area: approx. 56.1 sq. metres (603.5 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms, and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Plan produced using PlanUp.

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