

AP MORGAN



Bewell Head, Bromsgrove, Worcestershire
Offers in the region of £200,000

Features:

- Charming Grade II Listed cottage
- Double bedroom
- Lounge with original timber beams
- Well presented upstairs bathroom
- Fitted kitchen
- Driveway for off-road parking
- Courtyard garden with shed store
- Convenient location for local amenities

Description:

A fantastic opportunity to purchase a historic part of Bromsgrove's industrial heritage, this beautifully charming Grade II listed semi-detached cottage retains much of its original period character.

Occupying a popular location close to local amenities, the property is conveniently situated near a local grocer and bus stops, with Bromsgrove town centre's shopping and leisure facilities less than a mile away. There is also easy access to the M5 and M42, making it ideal for commuting and further travel.

The attractive property is approached via a private driveway providing parking for one vehicle, along with a paved patio area leading to the front door. The internal layout briefly comprises an initial sitting room featuring a built-in storage cupboard, a feature electric fireplace, and charming original timber beams, opening through to the kitchen. The kitchen is fitted with an integrated gas hob, circular sink, space beneath the stairs for washing appliances, and a rear door leading out to the enclosed courtyard-style garden.

Stairs rise to the first floor, which offers a double bedroom with bespoke fitted wardrobe units, and a three-piece bathroom suite, also benefiting from a linen and boiler cupboard.

Further benefits include secondary glazing to all windows and gas central heating via a combination boiler.



Details:

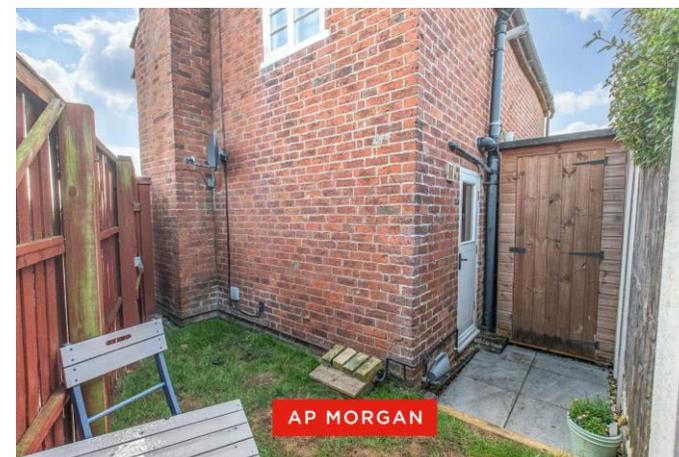
Lounge 10'11" x 10'8" (3.33m x 3.25m)

Kitchen 10'8" x 4'9" (3.25m x 1.45m)

First Floor Landing

Double Bedroom 10'11" x 9'6" (3.33m x 2.9m)

Bathroom 7'7" x 6'6" (2.3m x 1.98m)



EPC Rating: EPC Exempt

Council Tax Band: A (tbc by solicitors).

Tenure: Freehold (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

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.

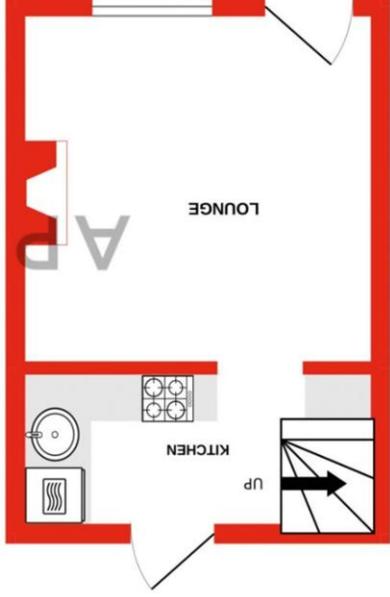
Need a solicitor?

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.

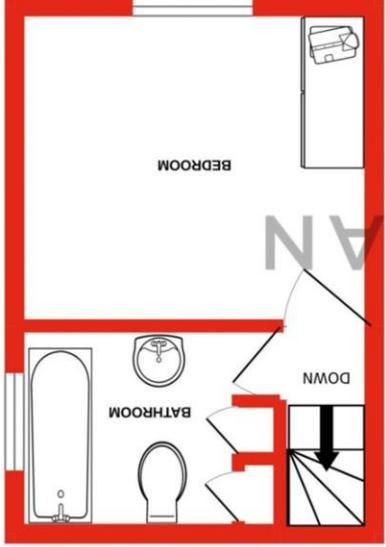
Identity Checks

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.

AP MORGAN



GROUND FLOOR: 167 sq.ft. (15.5 sq.m.) approx.



1ST FLOOR: 168 sq.ft. (15.6 sq.m.) approx.

While 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 mis-statement. 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.
Made with Metropix ©2022

No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. These details do not constitute any part of any offer or contract. AP Morgan and their employees and agents do not have any authority to give any warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of AP Morgan or the vendors. Equipment: AP Morgan has not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc. The Laws of Copyright protect this material. AP Morgan is the Owner of the copyright. This property sheet forms part of our database and is protected by the database right and copyright laws. No unauthorised copying or distribution without permission.