

AP MORGAN



Silverdale, Sidemoor, Bromsgrove
Guide Price £220,000

Features:

- Driveway and garage providing off-road parking
- Private, hedge-screened frontage
- Generous lounge/diner with genuine space for family dining
- Fitted wardrobes to bedroom one
- Three well-proportioned bedrooms across the first floor
- Family bathroom with bath and overhead shower
- Great patio areas to the rear garden
- Path bordered by established planting

Description:

Sidemoor address. Driveway, garage and privacy from the road. A home that gives you room to grow into it.

Set back from the road with a hedge to the front giving you a genuine sense of privacy before you've even reached the door, this mid-terraced home in Sidemoor has been built around the things that actually matter day to day: parking, space, and a garden you'll want to use.

You're greeted by a driveway with a garage alongside it, so off-road parking is sorted along with somewhere to store bikes, tools or anything else that doesn't need to live in the house. Through the porch, the kitchen sits straight ahead, and beyond it you'll find a generous lounge/diner with genuine room for a family dining table as well as space to sit and unwind. Stairs rise from here to the first floor, and a door leads through to a back porch, taking you straight out into the garden.

Upstairs, the landing connects three bedrooms. Bedroom one is a double with fitted wardrobes already in place, bedroom two is another spacious double, and bedroom three is a single, ideal as a child's room, home office or guest space. The family bathroom completes the floor, with a bathtub and overhead shower.

Outside is where this one really delivers. The same greenery that shields the front of the house has clearly been allowed to do its own thing out back too. A patio directly off the house gives you space for a table and chairs, with a shed in the middle for anything that needs a home. From there, a path leads you down through borders of established planting to a second, larger patio at the far end, giving you a genuine choice of where to sit depending on the time of day.



You're within easy reach of several well-regarded local schools, including Meadows First School (approximately 0.17 miles), North Bromsgrove High School (approximately 0.48 miles) and Sidemoor First School and Nursery (approximately 0.67 miles), while Bromsgrove station puts you on a direct train into Birmingham New Street in around 25 to 30 minutes. Bromsgrove town centre is close by too, with shops, supermarkets, doctors, dentists, a leisure centre, David Lloyd gym and Bromsgrove Golf Course all on your doorstep.

Details:

Porch

Kitchen 11'1" x 9'4" (3.38m x 2.84m)

Lounge/Diner 20'1" x 17'5" (6.12m x 5.3m) Both Max

Porch

Landing

Bedroom One 12'8" x 10'10" (3.86m x 3.3m)

Bedroom Two 11'1" x 10'10" (3.38m x 3.3m)

Bedroom Three 7'9" x 6'6" (2.36m x 1.98m)

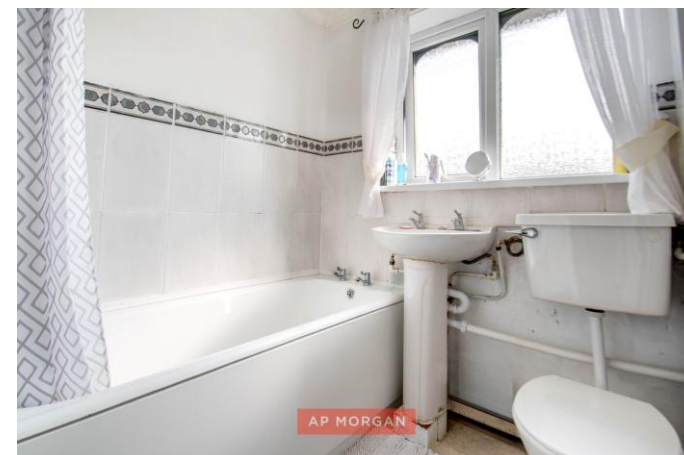
Bathroom 5'5" x 6'4" (1.65m x 1.93m)

EPC Rating: D

Council Tax Band: C (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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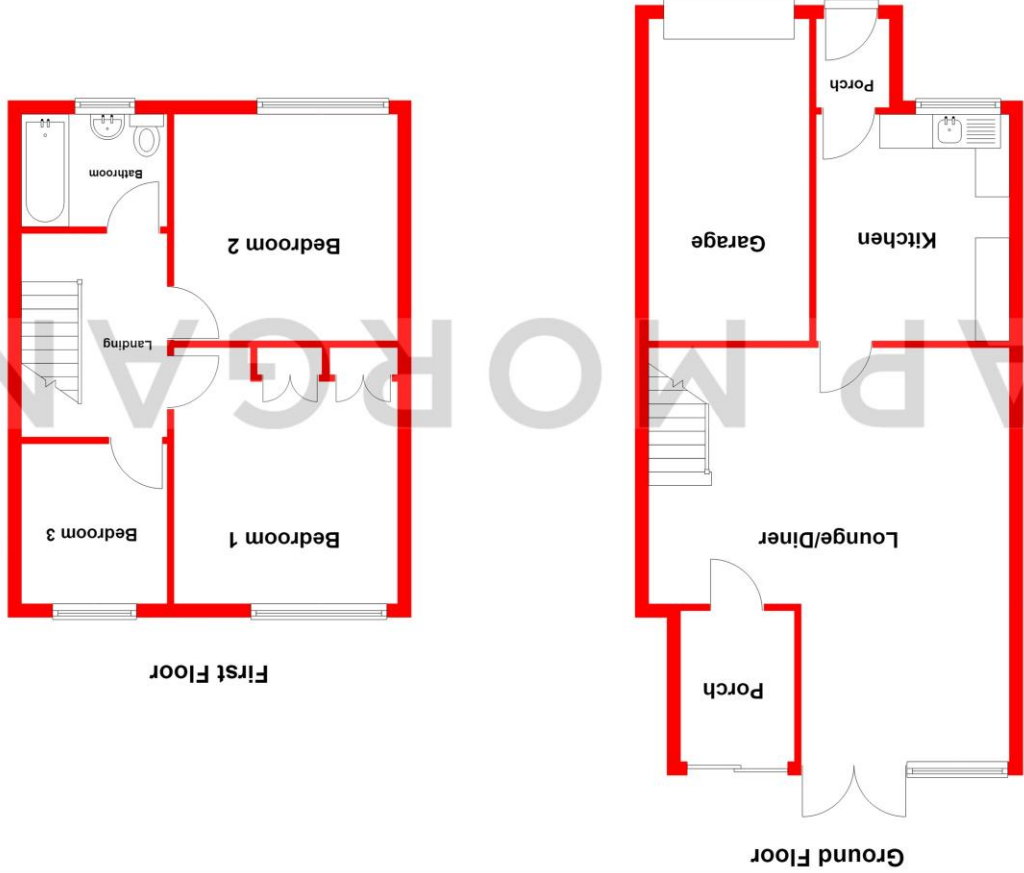
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Total area: approx. 94.2 sq. metres (1013.7 sq. feet)

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