

AP MORGAN



Bewell Head, Bromsgrove
Offers Over £250,000

Features:

- Two double & one single bedrooms
- Generous lounge
- Spacious kitchen/dining room
- Ground floor WC
- Low maintenance rear garden
- Vast front garden
- Garage outbuilding
- Off-street parking for parking multiple vehicles.

Description:

This well presented, three-bedroom, semi-detached property in Bromsgrove presents a generous lounge, spacious kitchen/dining room, ground floor WC, a low maintenance rear garden, a versatile front garden, an outbuilding/garage, off-street parking and is well positioned for amenities.

Approaching the property, there is an initial tarmac drive allowing for parking multiple vehicles, there is front access to the garage/outbuilding and additional front access to the property through a gate.

Entering the property to the hall, the generous lounge gives space for multiple suites with a front facing bay window giving panoramic views of the front garden. The kitchen/dining room hosts ample counterspace with an integrated double electric oven, gas hob and sink with drain. Additionally, there is a space for a dining table and chairs, with rear garden access through double French doors. The ground floor is completed by an externally accessed WC and an understairs pantry.

Ascending to the first floor, Bedroom One is a large double looking to the front aspect with space for freestanding furniture. Bedroom Two is an additional large double looking to the rear aspect, Bedroom Three is the single of the property with an integral cupboard and rear facing window. The second floor is completed by a bathroom presenting a washbasin, WC and bath/shower.



The rear garden opens to a decked patio continuing to a brick paving hosting a low-maintenance rear garden with side access to the versatile and verdant front garden which hosts space for planting and a grass laid lawn for outdoor activities. Additionally, there is an outbuilding currently being used as a garage with both gardens bordered by wooden panel fencing and hedging.

Situated in Bromsgrove, the property is approximately 0.9 miles from Bromsgrove Town Centre and is a short drive to local amenities including, shops, schooling, supermarkets and restaurants. Additionally, the M5 and the M42 motorways are readily available.

Details:

Hall

Lounge 11'11" x 10'5" (3.63m x 3.18m) Both Max

Kitchen 11'11" x 5'4" (3.63m x 1.63m)

Dining Room 11'11" x 10'3" (3.63m x 3.12m) Both Max

Ground Floor WC 6' x 3' (1.83m x 0.91m)

Landing

Bedroom One 11'11" x 10'3" (3.63m x 3.12m) Both Max

Bedroom Two 11'11" x 10'3" (3.63m x 3.12m) Both Max

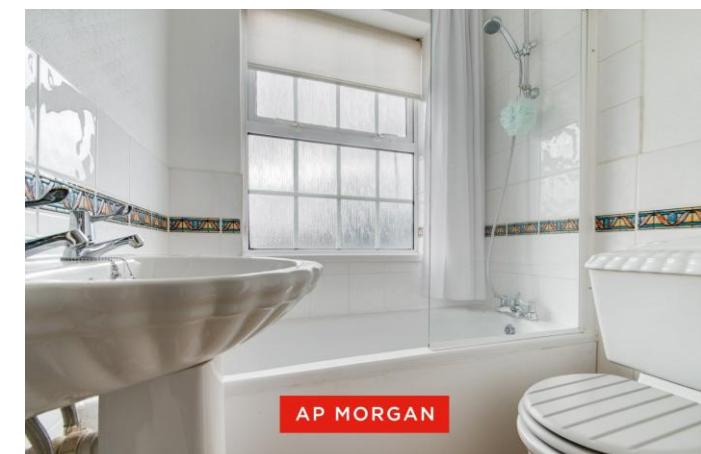
Bedroom Three 11'11" x 5'5" (3.63m x 1.65m) Both Max 8'9" to Cupboard

EPC Rating: E

Council Tax Band: B (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 Mortgagage Advice. They will search the market for you to ensure you get the right lender and

The initial appointment is free and without obligation. Call us on 01527 910 300, or visit their website for more information. www.wisemortgageadvice.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 Solid STC) before视界, 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.

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 £39 + 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.

Architectural floor plan of a three-story house. The plan includes a Ground Floor, First Floor, and Second Floor. Key rooms and dimensions are labeled.

Ground Floor: Approx. 37.0 sq. metres (400.2 sq. feet). Includes: Garage, Dining Room, Kitchen, Party Room, Lounge, Hall, WC, and a small room labeled 'E'.

First Floor: Approx. 35.7 sq. metres (381.6 sq. feet). Includes: Bedroom 1, Bedroom 2, Bedroom 3, Landing, and a bathroom.

Second Floor: Approx. 23.0 sq. metres (247.2 sq. feet). Includes: Outbuilding, a large garage, and a room labeled 'C'.

General:

- Total area: approx. 96.6 sq. metres (1040.0 sq. feet).
- Approx. 23.0 sq. metres (247.2 sq. feet).
- Approx. 37.0 sq. metres (400.2 sq. feet).
- Approx. 35.7 sq. metres (381.6 sq. feet).
- Approx. 35.7 sq. metres (381.6 sq. feet).
- Approx. 23.0 sq. metres (247.2 sq. feet).

Notes:

Plan produced using PlanIt Pro.

as is best practicable for the purposes of this plan.

This plan is for illustrative purposes only and should be read as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given for their operability or efficiency.

Every attempt has been made to ensure the accuracy of the floor plan, but no responsibility is taken for any inaccuracies.

No statement in these details is to be relied upon as representative of fact, and purchasers should satisfy themselves as to the accuracy of the statements contained within. These details do not constitute any part of No statement in these details is to be relied upon as representative of fact, and purchasers should satisfy themselves 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. 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.