



AP MORGAN

Heronfield Close, Redditch
Offers Over £300,000

Features:

- Beautifully presented, five-bedroom, end-terrace house
- Four double & one single bedroom
- Generous lounge
- Contemporary & spacious breakfast kitchen
- Rear conservatory
- Ground floor WC
- External garage
- Off-street parking
- Prime location for amenities.

Description:

This beautifully presented, five-bedroom, end-terrace house in Redditch is perfect for growing/large families. Presented is a generous lounge, contemporary & spacious breakfast kitchen, rear conservatory, a ground floor WC, an external garage, off-street parking and is in prime location for amenities.

Approaching the property, there is a fenced front garden with security gate. There is a paved path leading to the front door and the rear garden. There are multiple grass lawns giving opportunity for planting.

Entering the property to the entrance hall, there is plenty of room for removing outdoor footwear and jackets. The lounge is immediately accessed from the hall and is generously sized with a large window looking to the front aspect, space for multiple suites and accent lighting. The spacious breakfast kitchen/diner offers ample counter space, an electric range cooker with gas hob, a sink with drain and space/plumbing for freestanding furniture; additionally, there is a breakfast counter, stool seating and a large dining table and chairs. The rear conservatory is accessed from the diner area and gives access to the rear garden and space for freestanding furniture. The ground floor is completed by a WC and storage cupboard.

Ascending to the first floor, Bedroom One is a large double looking to the rear aspect with space for freestanding furniture, Bedroom Two is also a double looking to the front aspect, Bedroom Three is the final double, presenting integrated shelving and views to the rear aspect.

Ascending to the second floor, Bedroom Four is a large double currently being used as storage and Bedroom Five is the single of the property, currently being used as an office.



Entering the rear garden, a paved patio gives plenty of space for freestanding furniture with a paved path joining the rear and front gardens along the side of the property. There is an additional, raised grass laid lawn and covered, paved drive bordered by a security gate allowing for parking multiple vehicles and keeping them secure.

Well situated in Church Hill South, the property benefits from being nearby to countryside walks around Beoley and Arrow Valley Country Park, well regarded local schools, shops and bus routes, as well as being just a short ride away from Redditch Town Centre offering an assortment of amenities, bus station, train station and easy access to national motorway networks (M5 and M42).

Details:

Entrance Hall

Lounge 11' x 14'3" (3.35m x 4.34m)

Kitchen/Diner 11'1" x 24'4" (3.38m x 7.42m) Both Max

Conservatory 9'2" x 8'2" (2.8m x 2.5m)

Ground Floor WC 4'5" x 4'1" (1.35m x 1.24m)

Landing

Bedroom One 9'2" x 14'5" (2.8m x 4.4m)

Bedroom Two 10'5" x 13'2" (3.18m x 4.01m) Both Max

Bedroom Three 12'8" x 12'5" (3.86m x 3.78m) Both Max

Bathroom 7'5" x 10'7" (2.26m x 3.23m)

Landing

Bedroom Four 9'11" x 15'10" (3.02m x 4.83m) Both Max

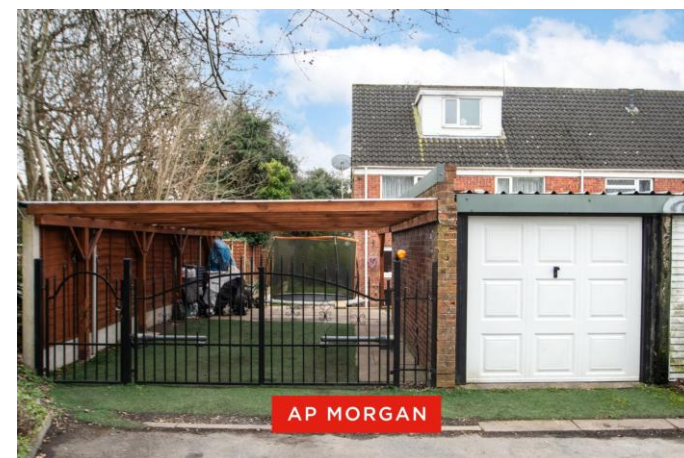
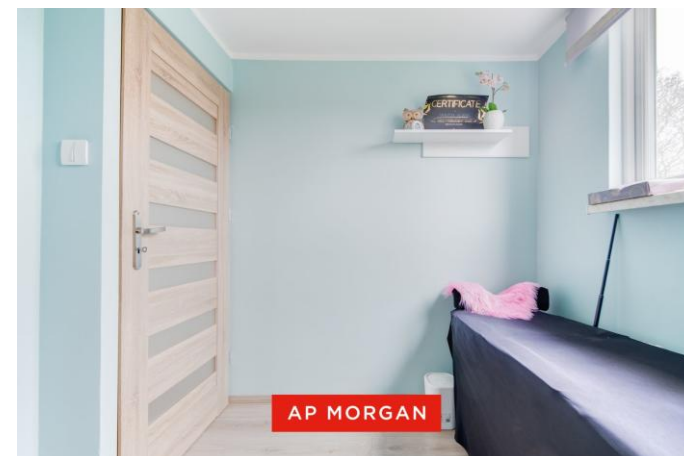
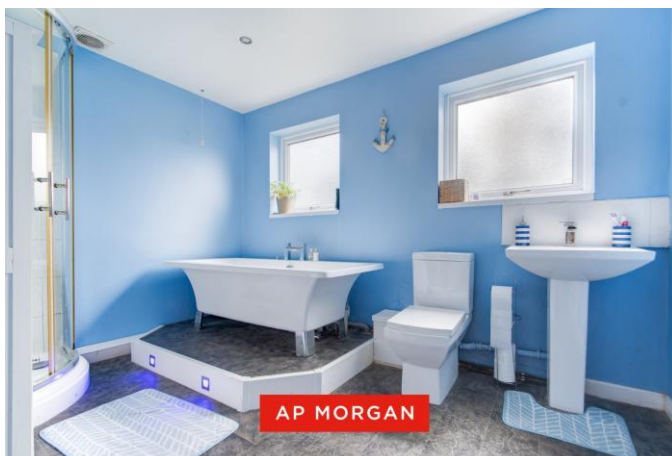
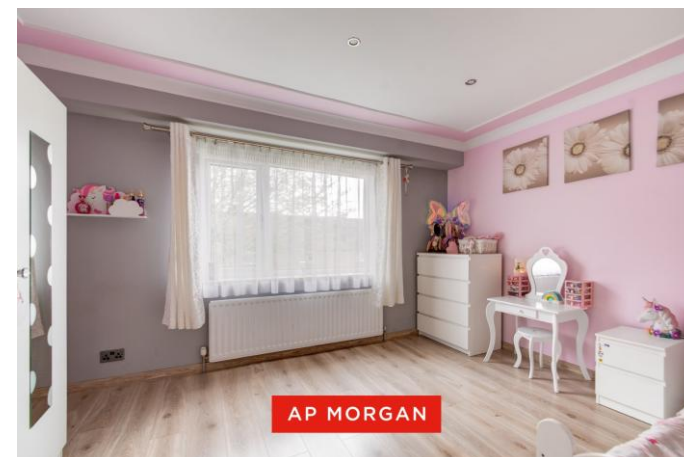
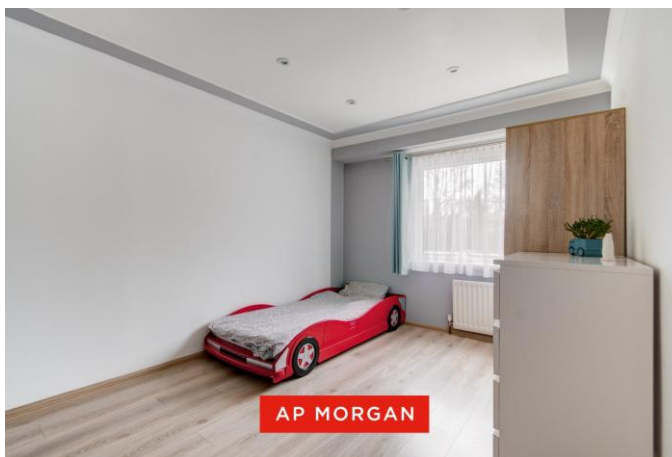
Bedroom Five 7'7" x 8'2" (2.3m x 2.5m) Both Max

EPC Rating: C

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 406 956.



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