

AP MORGAN



Pebworth Close, Church Hill North, Redditch
Offers in excess of £240,000

Features:

- **OFFERED WITH NO ONWARD CHAIN**
- Three bedroom semi-detached home
- Quiet cul-de-sac position
- Driveway parking for two cars plus single garage
- Dining room with sliding doors onto the rear garden
- Spacious lounge with under-stairs storage
- Family bathroom with bath and overhead shower
- Rear garden with patio, lawn and garage access

Description:

Quiet cul-de-sac. Church Hill North. No onward chain. Room to make your mark.

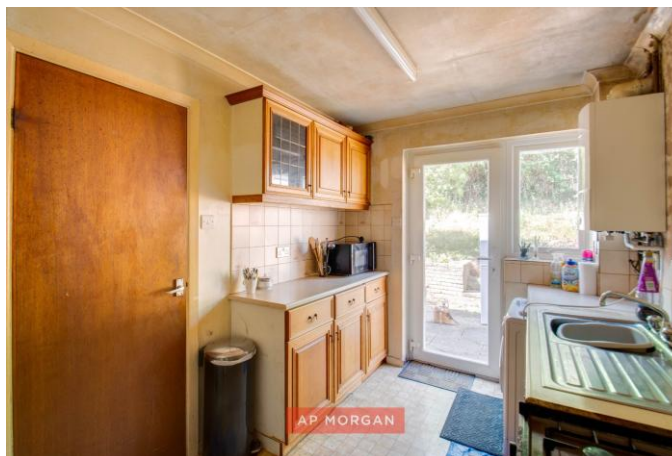
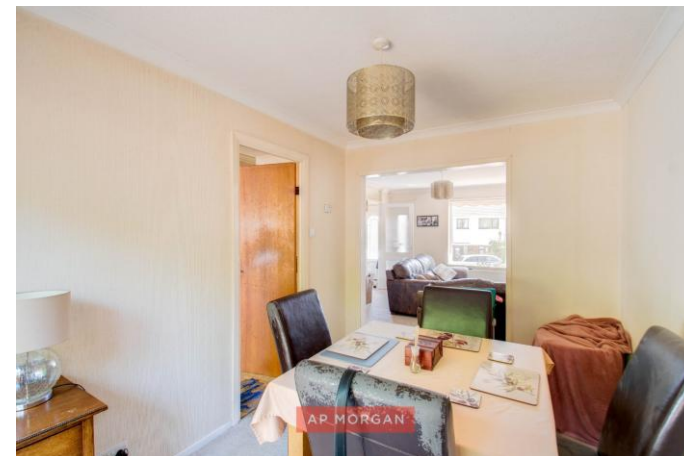
Tucked into a quiet cul-de-sac in Church Hill North, Redditch, this three bedroom semi-detached home comes with no onward chain, so you can move at your own pace rather than someone else's timeline.

Step through the entrance hall and the layout opens up straightaway. To your left, double doors lead into a spacious lounge, with a large front window pulling in plenty of natural light and a handy storage cupboard tucked under the stairs. The lounge flows through into the dining room, where sliding doors open onto the rear garden, an easy space for everyday living or for when you've got people round. The kitchen sits to the right, with its own door out to the garden, so morning coffee outside is never more than a few steps away.

Upstairs, the landing leads to three bedrooms. The first is a double with wardrobe space already built in. The second, also a double, has its own storage cupboard. The third is a flexible single, equally suited to a nursery, home office or guest room, with storage included too. The family bathroom completes the floor, fitted with a bath and overhead shower.

Outside, the rear garden is arranged over a patio that steps up to a lawn, bordered by shrubbery, with direct access through to the garage. At the front, you've got a single garage and driveway parking for two cars, plus a lawned frontage that keeps things low maintenance.

This is a home with room to grow into, in a quiet, established setting, and with no chain above you, the path to moving in is as straightforward as the location.



Details:

Entrance Hall

Lounge 13'2" x 11'8" (4.01m x 3.56m)

Dining Room 10'11" x 8' (3.33m x 2.44m)

Kitchen 10'11" x 7'2" (3.33m x 2.18m)

Garage 16'7" x 8'6" (5.05m x 2.6m)

Landing

Bedroom One 13' x 8'9" (3.96m x 2.67m)

Bedroom Two 9'2" x 9'2" (2.8m x 2.8m)

Bedroom Three 6'3" x 6' (1.9m x 1.83m)



EPC Rating: To be confirmed

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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Need a mortgage?

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Property to sell?

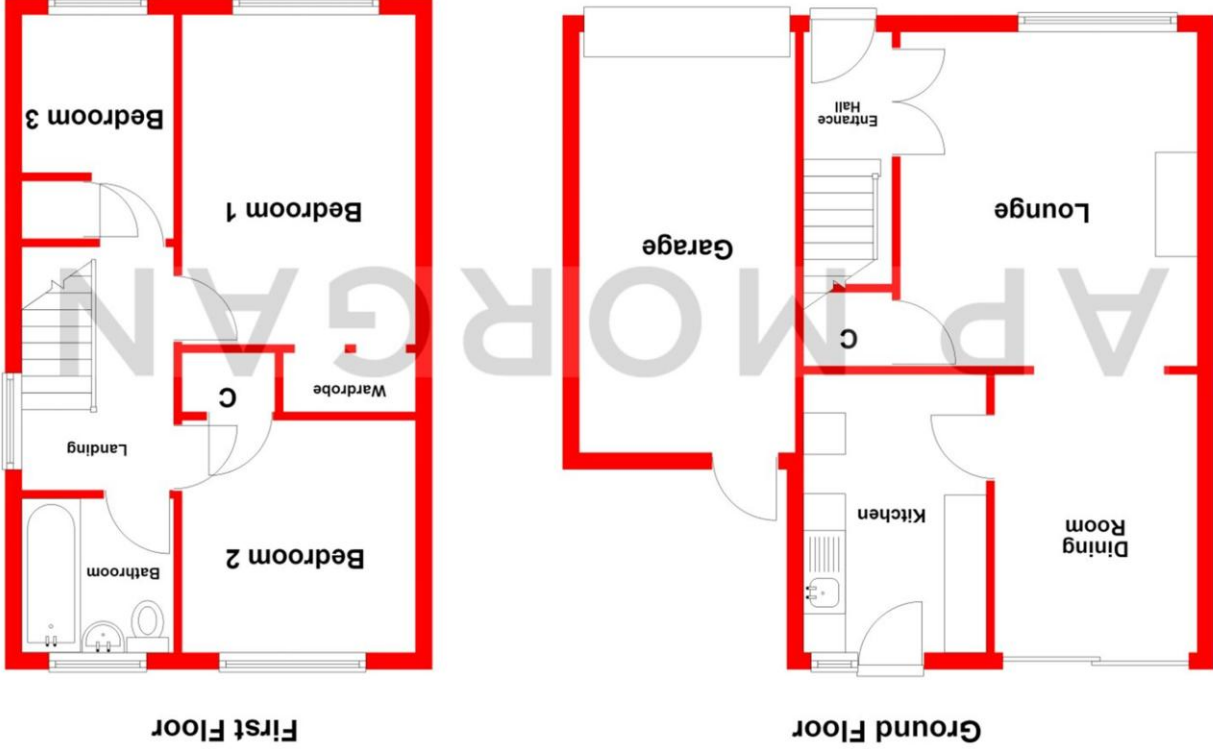
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

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Total area: approx. 84.5 sq. metres (909.3 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 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.

Plan produced using PlanUp.

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