



Appletrees Crescent, Bromsgrove
Guide Price £525,000

Features:

- Detached five bed house
- Prime location
- Two reception rooms
- Extensive kitchen/breakfast room
- Four bathrooms
- Landscaped rear garden
- Detached double garage
- EPC - TBC

Description:

An exclusive and spacious detached home situated in the desirable location of Woodland Grange. Occupying a prime plot, providing a large drive and double garage. The property briefly consists of a reception hall, a large lounge extending into a large turreted bay with a feature fireplace and coal effect gas fire, double doors open into the spacious dining room which then gives access to the generous kitchen/breakfast room complete with integrated NEFF double oven, gas hob, fridge/freezer, integrated sink with separate drainer, dishwasher and further space for additional utilities. Sliding patio doors open from the kitchen to the rear garden. An added Utility room branches off from the kitchen which includes plumbing for a washing machine and inset sink along with space for a tumble dryer. A side door from the utility allows further access to the rear garden. The first floor also accommodates a downstairs W/C and a well-sized front reception room/office space with bay window. Walking up the grand staircase, the spacious first floor landing gives of to a master bedroom with turreted bay window, built in wardrobes and modern shower room en-suite, a further double bedroom two also with built in wardrobes and a shower room en-suite, along with three additional well-sized double bedrooms overlooking the rear garden, of which one has integrated wardrobe space. The larger than average family bathroom provides an elegant bathtub with attached shower tap, wash basin and lavatory. The first floor landing also offers a storage cupboard and access to the fully boarded and insulated loft space via integrated loft ladder, ideal for extensive storage. Outside the well-maintained rear garden provides extensive space for entertaining guests in those summer months, with an initial feature patio area surrounded by a lush lawn which is the bordered by a stone chip pathway and well-established planting to deep boarding. A further patio space is outlaid to the rear left of the garden, ideal for garden furniture. Shed storage is included and a side gate for access to the front. The front of the property boasts a large driveway for off road parking and a detached double garage complete with electrics, lighting and electric remote doors. Further benefits include fully furnished, double glazing throughout, cavity wall insulation, regularly serviced boiler, gas central heating, heated towel rails and alarm system. Situated close to open fields with a play park and sports pitch. The surrounding area is popular for its proximity to Bromsgrove town centre, local shops, butchers and post office, ease of access to both the M42/M5 motorway junctions, as well as offering a choice of excellent private and state schooling locally.



Details:

Entrance Hall

Lounge

20' 6" x 12' 9" (6.24m x 3.88m)

Dining Room

12' 2" x 13' 1" (3.71m x 3.98m)

Kitchen/Breakfast Room

22' 4" x 15' 9" max (6.80m x 4.80m)

Utility

7' 4" x 7' 7" (2.23m x 2.31m)

W/C

7' 4" x 5' 8" (2.23m x 1.73m)

Reception/Office

12' 9" into bay x 11' 4" (3.88m x 3.45m)

Master bedroom

14' 9" into bay x 13' 2" (4.49m x 4.01m)

Master En-suite

7' 5" x 7' 6" into shower (2.26m x 2.28m)

Bedroom 2

11' 2" x 11' 5" (3.40m x 3.48m)

Bedroom 3

14' 0" x 11' 8" max (4.26m x 3.55m)

EPC Rating: N/A

Council Tax Band: G (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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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?

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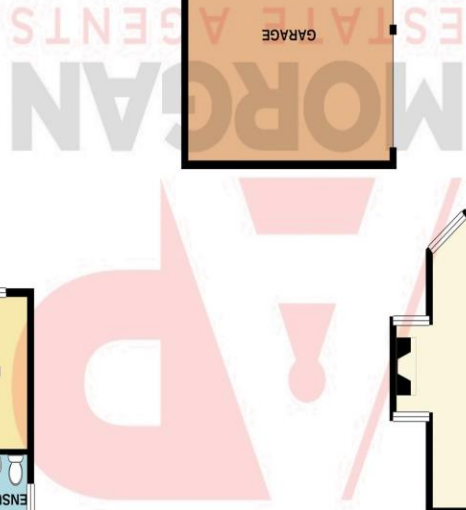
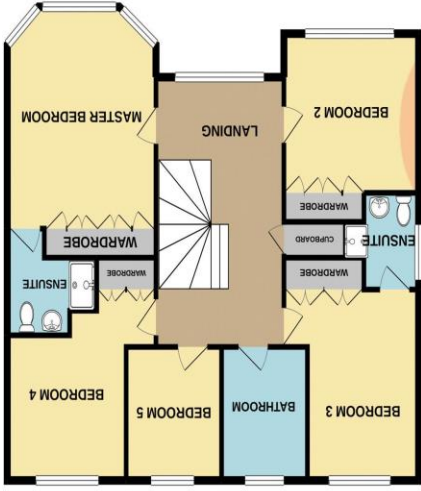
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GROUND FLOOR
1454 sq.ft. (135.1 sq.m.) approx.



1ST FLOOR
1059 sq.ft. (98.4 sq.m.) approx.



TOTAL FLOOR AREA : 2513 sq.ft. (233.5 sq.m.) approx.
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.
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