



## Painswick Close, Redditch

Offers in Excess of £250,000

**Features:**

- Three-Bedroom Detached House
- Garage & Driveway Parking
- Spacious Lounge with Fireplace
- Kitchen/Diner Fitted with Appliances
- Rear Playroom/Sunroom
- Master Bedroom with Fitted Wardrobe
- Sought-after Location
- Pleasant Rear Garden

**Description:**

This Well-Presented Three-Bedroom Detached House with Single Garage & Ample Driveway Parking, enjoys a pleasant cul-de-sac location set within a sought-after residential area of Oakenshaw. The property provides excellent access to the local amenities, shops, restaurants, bus route, schooling, Morton Stanley Park and national highway network. The layout briefly comprises: Entrance Hall, Lounge (with a Feature Fireplace), Fitted Kitchen/Diner (with Built-in Fridge/Freezer, Oven, Gas Hob, Extractor Hood and Dishwasher) and a Sunroom/Play Room (with Skylight Windows) to the Ground Floor; Master Bedroom (with Fitted Wardrobe), Second Double Bedroom, Single Third Bedroom and a Family Bathroom to the First Floor. The property further benefits from Single Garage, Ample Driveway Parking, Pleasant Rear Garden, Double Glazing and Gas-fired Central Heating System.



**Details:**

**Entrance Hall**

**Living Room**

14' 3" x 10' 8" (4.34m x 3.25m)

**Kitchen/Diner**

10' 9" x 13' 11" (3.27m x 4.24m)

**Sunroom/Playroom**

10' 6" x 12' 11" (3.20m x 3.93m)

**Bedroom One**

8' 7" x 14' 0" (2.61m x 4.26m)

**Bedroom Two**

11' 0" x 7' 8" (3.35m x 2.34m)

**Bedroom Three**

7' 5" x 6' 0" (2.26m x 1.83m)

**Bathroom**

7' 8" x 4' 1" (2.34m x 1.24m)

**Garage**

**EPC Rating:**

**Council Tax Band:** (tbc by solicitors).

**Tenure:** (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 406956.



## How can we help you?

### Need a mortgage?

We recommend Morgan Financial Solutions. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01527 406956, or visit their website for more information: [www.morgants.co.uk](http://www.morgants.co.uk)

### Property to sell?

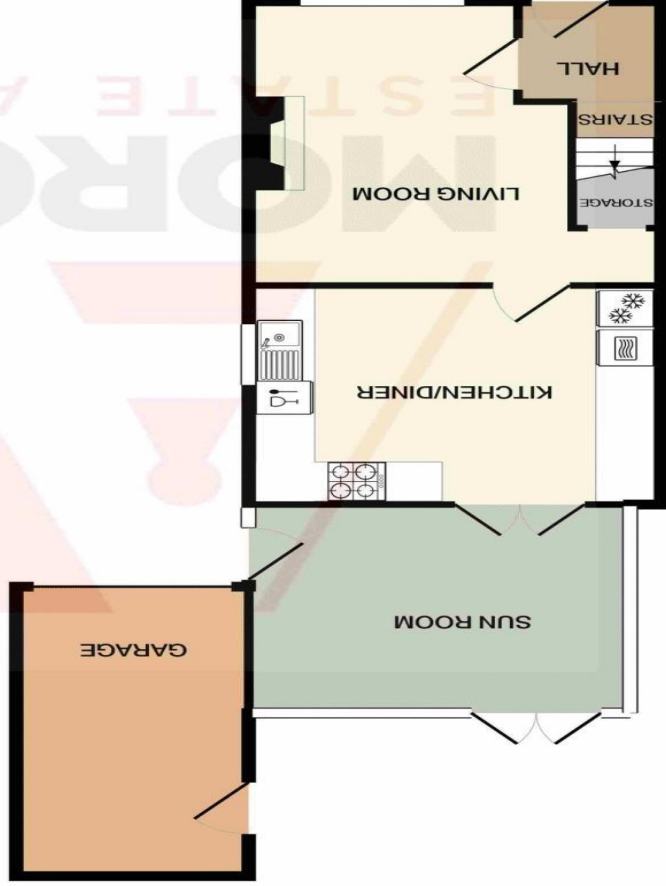
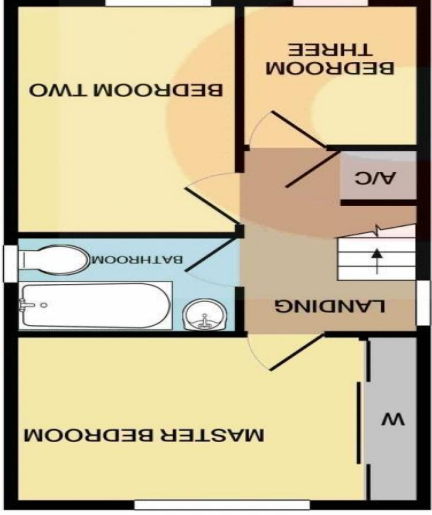
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

### Need a solicitor?

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.

### Need a removal company and storage?

A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, [cuberemovals.co.uk](http://cuberemovals.co.uk), to arrange a survey.



TOTAL APPROX. FLOOR AREA 958 SQ.FT. (89.0 SQ.M.)

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