



Brook Road, Bromsgrove

£230,000

Features:

- Immaculately presented end terrace house
- Two bedrooms
- Lounge with bay
- Sitting/dining room
- Modern family bathroom & GF WC
- Fitted stylish kitchen
- Rear garden & driveway
- EPC - E

Description:

An immaculately presented end of terraced house having been lovingly refurbished throughout to a high standard, situated in a sought-after location of central Bromsgrove. The interior of the property briefly comprises a lounge with bay window to the front, a further sitting/dining room featuring a log burner and double doors out to the rear, stylish fitted kitchen having integrated oven with gas hob and extractor hood over, integrated dishwasher and space for a tall standing fridge freezer, a utility space for further appliances and newly fitted ground floor w/c. The first-floor landing accommodates two great sized double bedrooms with bedroom two having built in wardrobe storage, a re-fitted contemporary bathroom boasting a roll top bathtub, walk in rainfall shower with separate shower handset, sink with fitted cupboards and integrated shaver plug. The property also benefits from refitted flooring and carpets throughout, new radiators replaced throughout, gas central heating and double glazing and a boarded loft space with pull down ladder. Outside the private rear garden offers a gated patio space opening onto a lawn and stone chipping area to the rear with space for shed storage. A side access gate allows entry to the front which benefits from off road parking space. Situated in a popular central location with easy access to Bromsgrove town offering a variety of shops, leisure facilities, eateries and well-regarded schooling. The property is also well positioned for access to major road links including the M5 & M42.



Details:

Lounge

12' 6" x 11' 2" (3.81m x 3.40m)

Sitting/Dining Room

12' 7" x 11' 7" (3.83m x 3.53m)

Kitchen

13' 9" x 7' 0" (4.19m x 2.13m)

First Floor Landing

Bedroom One

12' 6" x 11' 0" (3.81m x 3.35m)

Bedroom Two

11' 6" x 9' 2" (3.50m x 2.79m)

Family Bathroom

10' 9" x 7' 2" (3.27m x 2.18m) max



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 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 910 300, or visit their website for more information: www.morganfs.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.

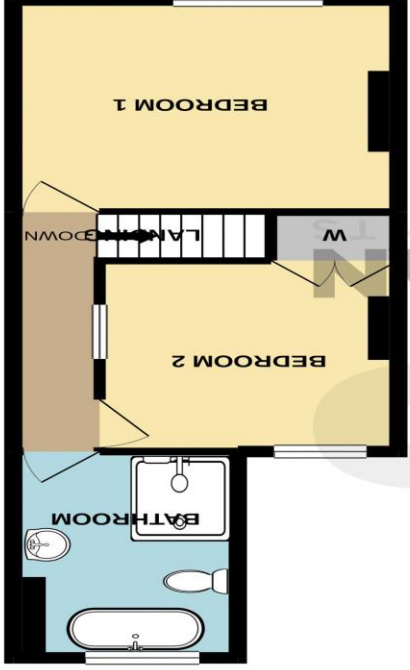
Need a removal company and storage?

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, to arrange a survey.

GROUND FLOOR
423 sq.ft. (39.3 sq.m.) approx.



1ST FLOOR
358 sq.ft. (33.3 sq.m.) approx.



TOTAL FLOOR AREA : 781 sq.ft. (72.6 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 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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