



**Greenlands Avenue, Redditch**

Offers in Excess of £170,000



**Features:**

- Terraced home
- Three bedrooms
- Family bathroom
- Kitchen/breakfast room
- Expansive living/diner
- Well-maintained rear garden
- Potential for garage rental
- EPC - D

**Description:**

A mid-terraced house offering three bedrooms in a popular area of Greenlands, Redditch. The property briefly comprises of an entrance hallway, stairs down to the expansive ground floor living/diner room with sliding doors to the rear garden, first floor WC, fitted kitchen/breakfast room with space for free standing dishwasher, washing machine, oven and tall fridge freezer. The second floor gives off well sized bedroom two with window overlooking the rear and bedroom three with open wardrobe space. The third-floor landing establishes bedroom one with space for large wardrobes, family bathroom with bath and overhead shower, sink and WC, and a storage airing cupboard. Outside to the rear consists of an initial patio and gravel seating area leading to a low maintenance lawn with bedded borders. The front of the property provides communal off-road parking and the potential for a garage rental from the local council. Furthermore, the property benefits from having partially boarded loft space and is located on a quiet no through road. Well situated nearby to local shops and amenities and within reach of Redditch town centre offering an assortment of shops and restaurants. It is also conveniently placed to access motorway networks (M42 & M5).





## Details:

Porch

Entrance Hall

Kitchen/Breakfast Room

14' 9" x 9' 7" (4.49m x 2.92m) Max

WC

Living Room / diner

13' 4" x 15' 9" (4.06m x 4.80m)

Bedroom 2

13' 4" x 8' 2" (4.06m x 2.49m)

Bedroom 3

8' 1" x 7' 4" (2.46m x 2.23m)

Bedroom 1

14' 9" x 9' 0" (4.49m x 2.74m)

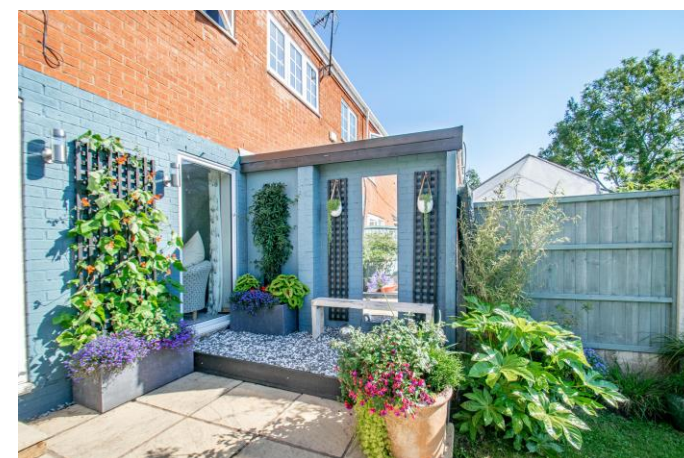
Family Bathroom

EPC Rating: D

Council Tax Band: B (tbc by solicitors).

Tenure: (tbc by solicitors).

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



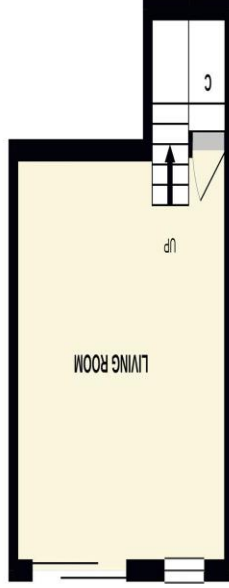
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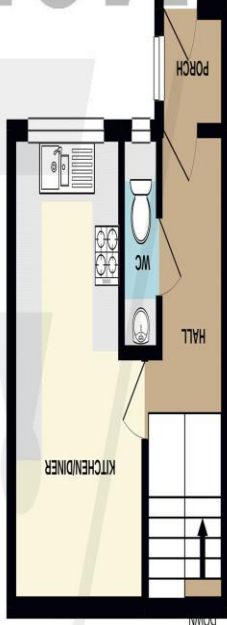
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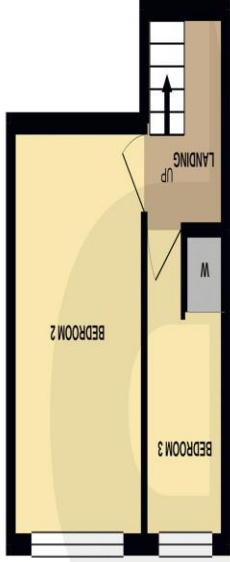
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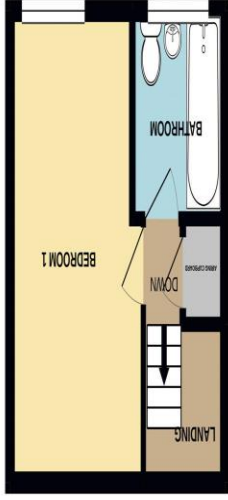
GROUND FLOOR  
246 sq.ft. (22.9 sq.m.) approx.



1ST FLOOR  
267 sq.ft. (24.8 sq.m.) approx.



2ND FLOOR  
241 sq.ft. (22.4 sq.m.) approx.



3RD FLOOR  
245 sq.ft. (22.8 sq.m.) approx.

**MORGAN**

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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