



Woodbank Drive, Bromsgrove

Guide Price £275,000

Features:

- Three bedroom link detached house
- Lounge and dining room
- Fitted Kitchen
- Ground floor w.c.
- Ensuite and family bathroom
- Driveway and attached garage
- Open views to rear garden
- Epc rating D. Offered with no chain.

Description:

A three generous bedroom, link detached house, facing open fields to the rear of the property.

The interior layout is as follows: Double glazed porch, hallway with access to a ground floor w.c. to front. Pleasant lounge, with coal effect fire to hearth and glazed double doors opening to reveal the separate dining room. Fitted kitchen, providing ample units and wall cupboards, inset sink, space for a slot in oven of your choice, under stairs recess to house a fridge/freezer, door to the dining room and pvc door leading outside.

The first floor landing has a linen cupboard with small radiator installed for airing purposes. The master bedroom offers two double fitted wardrobes with bridging storage above, a door leads to a modern en-suite shower room with white fittings and towel radiator. Double bedroom two over looks the rear garden and has a double wardrobe to recess. Generous single bedroom three at the front also has storage. The family bathroom has a standard bath, sink and w.c. Outside: There is parking to front on a private driveway leading to the single garage, which houses the modern combination boiler and provides a personal door to the rear of the property. The main garden has an initial patio area making the most of the views, then the lawn gently slopes down towards the rear perimeter, where there is a small central gate.

Other benefits include: Double glazing, insulated loft and a good location for schooling, a range of shops/small supermarkets and takeaways, a village hall, play park and cycle track, as well as good road transport links towards the M42/M5 motorway junctions.



Details:

Porch

Hallway leading to ground floor w.c.

Lounge

16' 2" x 10' 8" (4.92m x 3.25m)

Dining Room

12' 8" x 8' 8" (3.86m x 2.64m)

Kitchen

12' 7" x 8' 2" (3.83m x 2.49m)

Master Bedroom

12' 10" x 9' 2" (3.91m x 2.79m)

Ensuite Shower Room

Bedroom 2

9' 6" x 8' 7" (2.89m x 2.61m)

Bedroom 3

9' 1" x 7' 7" (2.77m x 2.31m)

Family Bathroom

7' 3" x 5' 6" (2.21m x 1.68m)

Attached Garage

17' 0" x 7' 10" (5.18m x 2.39m)

EPC Rating: D

Council Tax Band: D (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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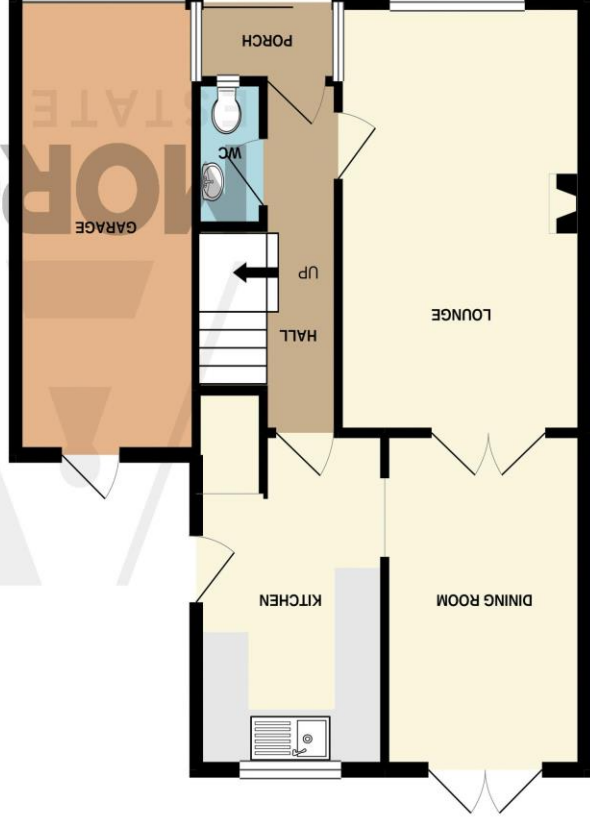
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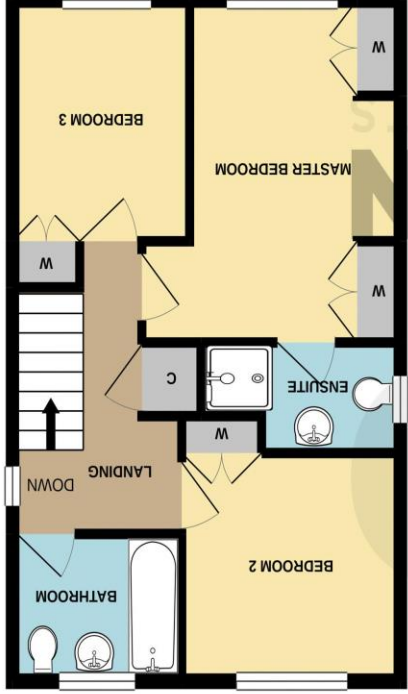
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GROUND FLOOR
616 sq. ft. (57.2 sq.m.) approx.



1ST FLOOR
430 sq. ft. (40.0 sq.m.) approx.



TOTAL FLOOR AREA : 1046 sq. ft. (97.2 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. Made with Interplan ©2020

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