



Tanwood Close, Redditch
Offers in Excess of £425,000

Features:

- Detached home
- Four bedrooms
- Family bathroom and en-suite
- Kitchen/breakfast room and separate dining room
- Lounge with feature fireplace and expansive conservatory
- Beautifully maintained rear garden
- Private driveway and double garage
- EPC -

Description:

A beautifully presented four-bedroom detached home with a detached double garage in a sought-after location of Callow Hill, Redditch. The ground floor accommodation comprises: Entrance hallway, fitted kitchen/breakfast room with integrated fridge, oven, 5 ring gas burner, sink and dishwasher, utility room with sink and space for freestanding appliances, spacious lounge with feature gas fireplace, dining room with double doors leading to the extensive conservatory with views of the rear garden, study room with storage cupboard space and a ground floor WC. The first floor landing establishes: Master bedroom with fitted wardrobes and en-suite providing a corner shower, sink and WC, double bedroom two with fitted wardrobes, bedroom three with fitted wardrobes, well sized bedroom four and the family bathroom providing a bath with overhead shower, sink and WC. To the rear is a well-maintained garden with initial patio area perfect for garden furniture leading into lawn with planted borders and access to the detached double garage. To the front is a private driveway with ample off-road parking, front garden with planted shrubs and access to the detached double garage. Furthermore, the property benefits from gas central heating, double glazed windows, and partially boarded loft space above the study and on the first floor. Well placed in a quiet, sought after location in Callow Hill, the property is ideally situated for local schools (The Vaynor First School and Walkwood C of E Middle School), countryside walks to Morton Stanley Park and the local golf course, as well as being just a short ride away from Redditch Town Centre providing an assortment of amenities, bus station and train station.



Details:

Entrance Hallway

Kitchen/Breakfast Room

11' 3" x 15' 8" (3.43m x 4.77m)

Utility

5' 7" x 6' 2" (1.70m x 1.88m)

Dining Room

11' 3" x 8' 6" (3.43m x 2.59m)

Lounge

17' 2" x 14' 5" (5.23m x 4.39m)

Conservatory

11' 3" x 17' 7" (3.43m x 5.36m)

Study

9' 6" x 10' 1" (2.89m x 3.07m)

Ground Floor WC

First Floor Landing

Bedroom One

10' 6" x 16' 2" (3.20m x 4.92m)

En-suite

Bedroom Two

10' 6" x 12' 6" (3.20m x 3.81m)

Bedroom Three

7' 7" x 9' 7" (2.31m x 2.92m)

Bedroom Four

10' 6" x 8' 4" (3.20m x 2.54m)

Family Bathroom

6' 4" x 6' 6" (1.93m x 1.98m)

Double Garage

EPC Rating:

Council Tax Band: F (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

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



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Need a mortgage?

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GROUND FLOOR
1399 sq.ft. (130.0 sq.m.) approx.



TOTAL FLOOR AREA : 2050 sq.ft. (190.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and 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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1ST FLOOR
651 sq.ft. (60.5 sq.m.) approx.

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