



Vicarage Crescent, Redditch

Offers in Excess of £225,000

Features:

- Generous semi-detached home
- Three bedrooms
- Family bathroom
- Fitted kitchen and separate dining room
- Lounge with feature fireplace
- Mature and private rear garden
- Private driveway with off-road parking and garage.
- EPC -

Description:

A generously sized three-bedroom semi-detached family home with scope, placed in a quiet cul-de-sac in Batchley, Redditch. The ground floor accommodation comprises: Entrance porch and hallway, fitted kitchen with sink and space for freestanding appliances, separate dining room with double doors opening to the rear garden, spacious lounge with gas feature fireplace and the ground floor WC. The first-floor landing establishes: Bedroom one with fitted wardrobes and vanity unit, bedroom two with fitted wardrobes and view to the rear, well sized bedroom three providing a shower unit with great scope for conversion to ensuite or dressing room and the family bathroom providing a bath, sink and WC. To the rear is private, mature garden with initial patio area then mainly laid to lawn. To the front of the property is a private driveway with ample off-road parking, access to the attached garage and a low maintenance front lawn. Furthermore, the property benefits from double glazing, central heating, and loft space. Well situated in a quiet, sought after area in Batchley, the property benefits from being a short walk away from an assortment of amenities in Redditch Town Centre, bus routes, local train station, motorway links (M5 and M42), wooded walks and local schools.



Details:

Entrance Porch

Kitchen

10' 9" x 11' 8" (3.27m x 3.55m)

Dining Room

12' 8" x 11' 4" (3.86m x 3.45m)

Lounge

15' 4" x 11' 9" (4.67m x 3.58m)

Ground Floor WC

First Floor Landing

Bedroom One

15' 4" x 11' 0" (4.67m x 3.35m)

Bedroom Two

12' 3" x 10' 9" (3.73m x 3.27m)

Bedroom Three

10' 2" x 7' 5" (3.10m x 2.26m)

Family Bathroom

8' 7" x 7' 6" (2.61m x 2.28m)

Garage

EPC Rating:

Council Tax Band: C (tbc by solicitors).

Tenure: Freehold (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

Property to sell?

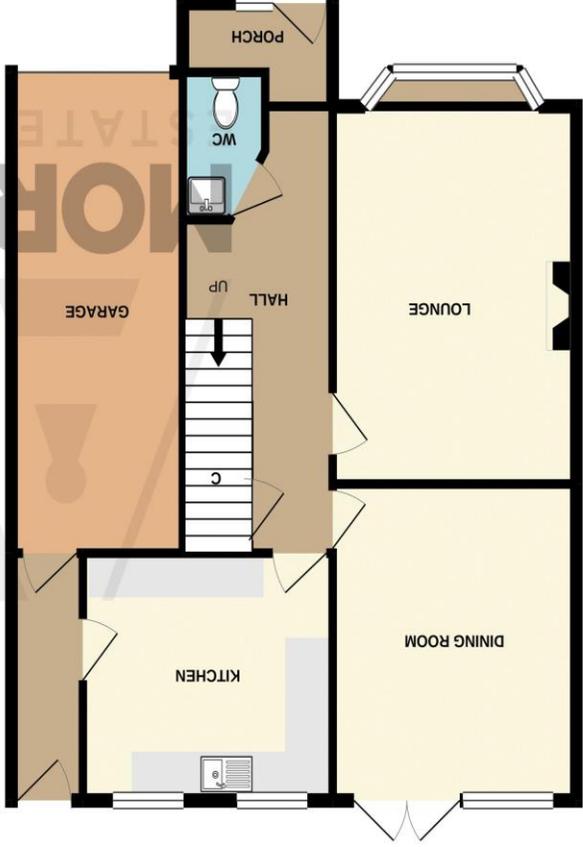
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

Need a solicitor?

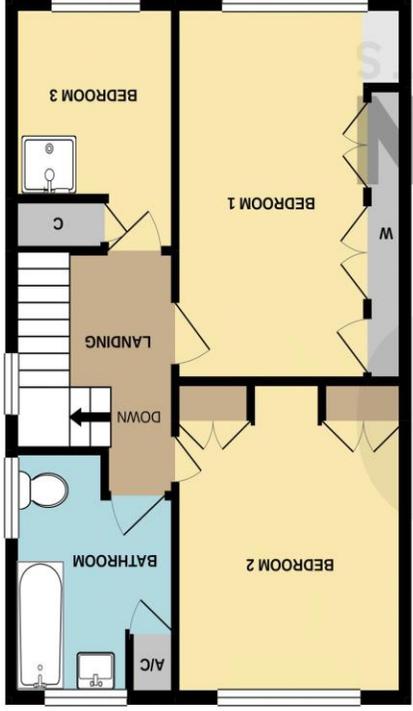
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Need a removal company and storage?

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
789 sq.ft. (73.3 sq.m.) approx.



1ST FLOOR
517 sq.ft. (48.1 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 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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