



Milford Close, Redditch

Offers in Excess of £340,000

Features:

- Detached home
- Master bedroom with en-suite
- Three further bedrooms
- Family bathroom
- Kitchen and separate utility
- Dining room and separate lounge with feature fireplace
- Landscaped rear garden and extensive driveway
- EPC - D

Description:

A four-bedroom detached home on a quiet cul-de-sac in the sought-after location of Walkwood, Redditch. The ground floor accommodation comprises: Entrance hallway, fitted kitchen with integrated oven, gas hob, sink, dishwasher and space for free standing fridge freezer, utility with sink, space for freestanding appliances and access to the integral garage, dining room with sliding patio door, ground floor WC and an expansive lounge with feature gas fireplace and bay window. The first floor landing establishes: Master bedroom with built in wardrobes and en-suite providing a sink, shower and WC, double bedroom two with fitted wardrobes and view to the rear garden, bedroom three with storage cupboard, well sized bedroom four with view to the rear and the family bathroom providing a bath with overhead shower, sink and WC. To the rear is a well-maintained landscaped garden with initial patio area then laid to lawn with planted borders and Worcester and Bramley apple trees. To the front is a vast private driveway with ample off-road parking for several cars, side access to the rear garden and access to the garage. Furthermore, the property benefits from double glazed windows, gas central heating and loft space on the ground floor (above WC and garage) and the first floor. Well situated in the popular area of Walkwood, the property is close to an assortment of local amenities such as shops and restaurants and is within walking distance to Morton Stanley, countryside walks and well-regarded schools Walkwood Middle and Saint Augustine's High. It is also conveniently placed to access local bus routes, the local train station and national motorway networks (M5 & M42).



Details:

Entrance Hallway

Lounge

17' 2" x 11' 6" (5.23m x 3.50m)

Dining Room

13' 7" x 9' 5" (4.14m x 2.87m)

Kitchen

13' 7" x 10' 5" (4.14m x 3.17m)

Utility Room

11' 7" x 8' 0" (3.53m x 2.44m)

Ground floor WC

First Floor Landing

Master bedroom

14' 0" x 17' 5" (4.26m x 5.30m) Max

En-suite

Bedroom Two

10' 9" x 13' 0" (3.27m x 3.96m)

Bedroom Three

9' 8" x 8' 2" (2.94m x 2.49m)

Bedroom Four

10' 9" x 8' 1" (3.27m x 2.46m)

Family Bathroom

7' 8" x 7' 4" (2.34m x 2.23m)

Garage

EPC Rating: D

Council Tax Band: E (tbc by solicitors).

Tenure: (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.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?

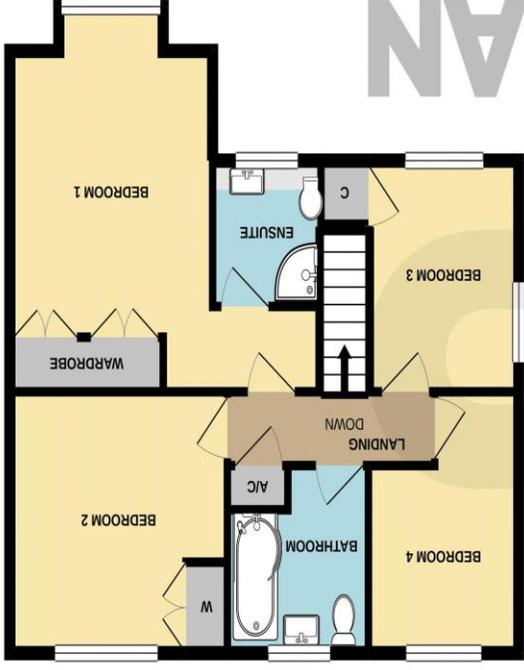
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

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
772 sq.ft. (71.8 sq.m.) approx.



1ST FLOOR
588 sq.ft. (54.6 sq.m.) approx.

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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 or 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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