



Forge Mill Road, Redditch
Offers in Excess of £280,000

Features:

- Semi-detached home
- Five bedrooms
- Family bathroom
- Fitted kitchen/family room
- Lounge/diner with bow window
- Extensive mature rear garden
- Driveway with off-road parking and garage
- EPC -

Description:

A five-bedroom semi-detached home well situated in a sought-after location of Riverside, Redditch. The ground floor accommodation comprises: Entrance hallway, lounge/diner with feature fireplace and bow window, fitted kitchen/family room with integrated sink, fridge and space for a dishwasher and freestanding cooker, utility room with sink and space for freestanding appliances and the ground floor WC. The first floor landing establishes: bedroom one with built in wardrobes and bay window, double bedrooms two and three with fitted wardrobe space, bedroom four – currently used as study space, bedroom five with view to the rear and the family bathroom providing a bath with overhead shower, sink and WC. To the rear is an expansive, mature garden with an initial patio area then mainly laid to lawn with a timber storage shed, greenhouse and six raised vegetable plots. To the front of the property is a driveway with off-road parking and access to the integral garage. Furthermore, the property benefits from double glazed windows, gas central heating and fully boarded loft space. Well situated in Riverside, the property is ideally situated for an assortment of local amenities, countryside walks and provides easy access to local bus routes, train station and national motorway networks (M5 and M42).



Details:

Entrance Hallway

Lounge/Diner

22' 4" x 10' 2" (6.80m x 3.10m)

Kitchen/Family Room

9' 9" x 16' 9" (2.97m x 5.10m)

Utility Room

Ground Floor WC

First Floor Landing

Bedroom One

11' 1" x 9' 6" (3.38m x 2.89m)

Bedroom Two

11' 1" x 9' 6" (3.38m x 2.89m)

Bedroom Three

13' 5" x 7' 1" (4.09m x 2.16m)

Bedroom Four

7' 3" x 6' 2" (2.21m x 1.88m)

Bedroom Five

8' 7" x 7' 1" (2.61m x 2.16m)

Family Bathroom

7' 0" x 7' 3" (2.13m x 2.21m)

Garage

EPC Rating:

Council Tax Band: C (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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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.

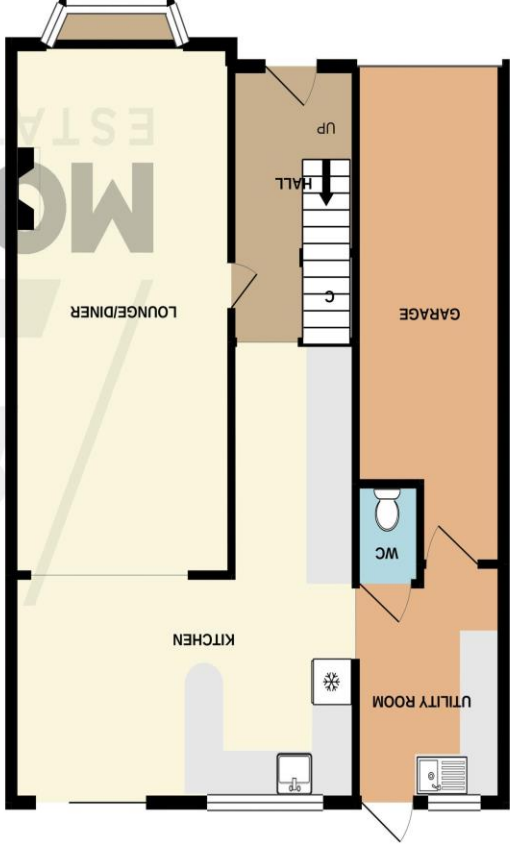
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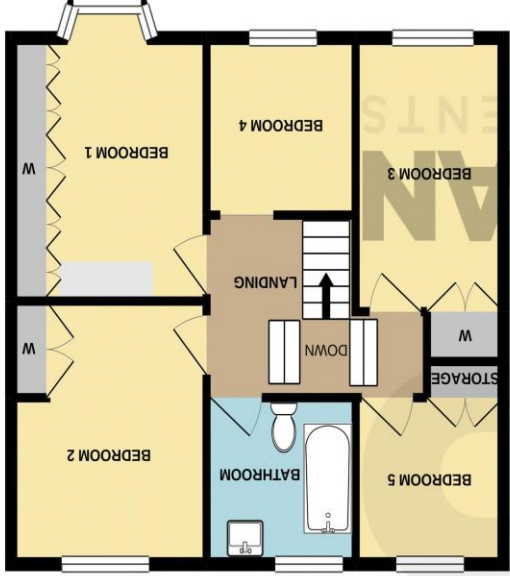
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A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cubereovals.co.uk, to arrange a survey.

GROUND FLOOR
756 sq.ft. (70.2 sq.m.) approx.



1ST FLOOR
534 sq.ft. (49.6 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.
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