



Byland Close, Bromsgrove
Offers in the Region Of £260,000

Features:

- Well-presented semi-detached house
- Three bedrooms
- Stylish open plan kitchen dining room
- Spacious lounge
- Modern family shower room
- Enclosed rear garden
- Driveway and garage
- EPC - D

Description:

A well-presented three-bedroom, semi-detached house situated in a popular area, within reach of Bromsgrove Town. In brief the property comprises: Porch, entrance hallway with stairs rising to the first floor, good-sized lounge with bay window, dining room area with double French doors to the rear garden and an opening into the refitted kitchen offering a range of stylish wall and base units Belfast style kitchen sink and space for a cooker, fridge and dishwasher. Upstairs the first-floor landing gives off to a storage cupboard, double bedrooms one and two, a further single bedroom three and a modern shower room with rainfall mixer shower. Out to the rear situates a raised patio area for garden furniture with rear access door to the garage and steps leading down to a lawn with fenced boundaries. The front of the property benefits from a large gravelled driveway for parking up-to three cars. Additional benefits include, plumbing, electrics and lighting fitted in garage allowing space for further appliances, combi Worcester Bosch boiler refitted approximately three years ago, part boarded loft space with pull down loft ladder, gas central heating and double glazing. The property is accessible for Sanders Park, a local shop and choice of schooling. While also being within easy reach of Bromsgrove town centre facilities, shops, and amenities along with close to public foot paths across open fields and convenient for road transport links such as the M5 and M42.



Details:

Porch

Entrance Hallway

Lounge

14' 2" x 10' 9" (4.31m x 3.27m) max

Dining Area

10' 4" x 9' 5" (3.15m x 2.87m)

Kitchen

9' 9" x 6' 9" (2.97m x 2.06m)

Garage

16' 9" x 7' 7" (5.10m x 2.31m)

First Floor Landing

Bedroom One

14' 3" x 10' 6" (4.34m x 3.20m) max into door

Bedroom Two

10' 1" x 10' 9" (3.07m x 3.27m) max

Bedroom Three

7' 2" x 7' 4" (2.18m x 2.23m)

Shower Room

5' 5" x 7' 9" (1.65m x 2.36m)

EPC Rating: D

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 910 300.



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 910 300, 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.

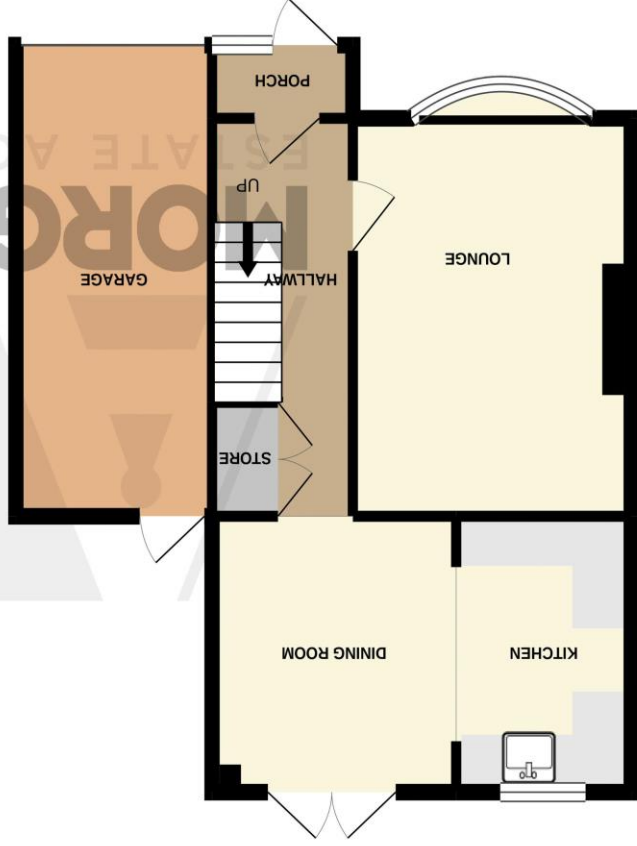
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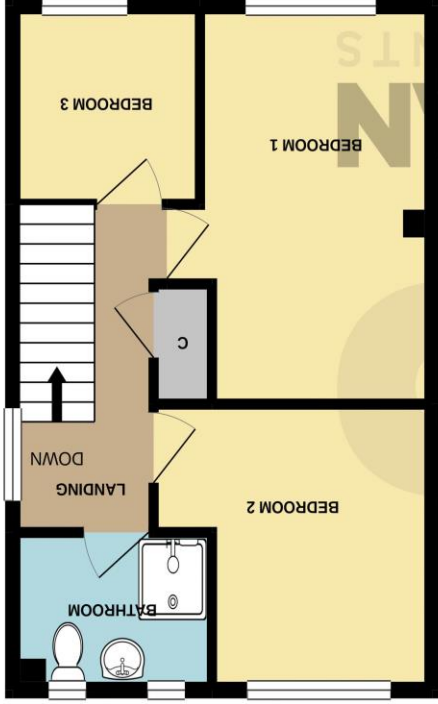
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A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals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

GROUND FLOOR
526 sq.ft. (48.8 sq.m.) approx.



1ST FLOOR
390 sq.ft. (36.3 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 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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