



Worcester Road, Bromsgrove
Offers Over £350,000

Features:

- Characterful & generous six bedroom house
- Lounge with bay, dining room & additional reception room
- Spacious kitchen, laundry and utility room
- Six double bedrooms
- Principle shower room, ensuite & GF W/C
- Office/store and brick storage outbuilding
- Walled fore garden & private rear garden.
- EPC - E

Description:

A charming and generous six-bedroom family home. Dating back to the early 1800 the property is bursting with character and history, boasting charming features and spacious living accommodation. The property briefly comprises a large entrance hallway with tall ceilings and stairs rising to the first-floor landing, guest w/c, spacious lounge with feature log burner, dining room also with log burner, additional reception room to the rear with open fireplace, stylish fitted kitchen offering central island with integrated oven and gas hob over, a spacious laundry room with ladder up to a study/store space and an additional utility room to the rear. Upstairs the first-floor landing establishes a master bedroom with fitted wardrobe storage, stylish ensuite with spa style bathtub, additional three great sized double bedrooms and a principle shower room. The second-floor landing occupies a further two double bedrooms with exposed beams and additional storage available. Outside the property enjoys a private rear garden with patio space, lawn, tree lined borders and brick-built garden storeroom. The front is separated from the road by a walled fore garden and gate for access. The property is situated in a prime central location having access to Bromsgrove town with its many shops and leisure facilities including David Lloyd leisure centre, supermarkets, golf club, cafes and eateries. Bromsgrove town is well positioned to offer ease of access to major road and commuter links including the M5 and M42 while also offering a variety of good schooling including the prestigious Bromsgrove private school.



Details:

Entrance Hallway

Lounge 18' 2" max into bay x 12' 9" (5.53m x 3.88m)

Sitting/Dining Room 13' 7" x 13' 5" (4.14m x 4.09m) max

Kitchen 13' 5" x 16' 6" (4.09m x 5.03m) max

Reception Room 13' 0" x 13' 0" (3.96m x 3.96m)

Utility/Store 13' 9" x 8' 2" (4.19m x 2.49m)

Utility Room 5' 7" x 5' 0" (1.70m x 1.52m)

Study/Store 6' 8" x 8' 2" (2.03m x 2.49m)

First Floor Landing

Master Bedroom 13' 6" x 14' 9" (4.11m x 4.49m)

En-suite 6' 0" x 7' 4" (1.83m x 2.23m)

Bedroom Two 13' 5" x 13' 1" (4.09m x 3.98m) max

Bedroom Three 13' 5" x 13' 6" (4.09m x 4.11m) max

Bedroom Four 13' 0" x 13' 3" (3.96m x 4.04m) max

Shower Room 5' 0" x 12' 7" (1.52m x 3.83m)

Second Floor Landing

Bedroom Five 13' 8" x 13' 7" (4.16m x 4.14m) max

Bedroom Six 13' 7" x 13' 8" (4.14m x 4.16m) max

EPC Rating: E

Council Tax Band: E (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.

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.

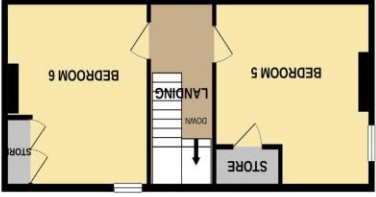
GROUND FLOOR
1279 sq.ft. (118.8 sq.m.) approx.



1ST FLOOR
1153 sq.ft. (107.1 sq.m.) approx.



2ND FLOOR
469 sq.ft. (43.5 sq.m.) approx.



TOTAL FLOOR AREA : 2900 sq.ft. (269.4 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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