



Appletree Lane | Brockhill | Redditch | Worcestershire

Offers in Excess of £210,000



# Appletree Lane

Brockhill | Redditch

## Three Storey Town House – Three Bedrooms (one to ground floor)

Apple Tree Lane sits on the Fringes of Brockhill, close to woodland and open fields, as well as great road transport links. A short drive will bring you into Redditch town centre for a range of shopping and leisure facilities, as well as the bus, railway station and Cinema.

The layout comprises: Entrance hall, with w.c. off, door to the garage and access to a Ground Floor Bedroom Three/Study. This has French doors to the rear into a double glazed Conservatory.

Stairs rise to the first floor accommodation, of a fitted Kitchen with oven and hob, and a through Lounge Diner with Juliette style double doors to the front. Stairs rise again to the upper floor, offering a Master Bedroom with ensuite shower with sink aside. Double Bedroom Two and a Shower Room completing the layout.

Outside: has off road parking to front, an enclosed rear garden with a patio and feature brick eating space at the end. The property has gas central heating and double glazing.

**Tenure:** We have been advised by our vendor that the property is **Freehold** (tbc by solicitors).

**Council Tax Band:** (tbc by solicitors).



# Details

## Entrance Hallway

## Ground Floor W.C.

## Ground Floor Bedroom 3/Study

9' 2" x 8' 2" (2.79m x 2.49m)

## Conservatory

9' 1" x 8' 4" (2.77m x 2.54m)

## Door To Garage

20' 0" x 9' 10" (6.09m x 2.99m)

## Stairs rise to first floor accommodation

## Lounge/Diner

20' 0" x 11' 3" max w to front (6.09m x 3.43m)

## Fitted Kitchen

9' 4" x 9' 1" (2.84m x 2.77m)

## Stairs rise to Second Floor Accomodation

## Master Bedroom

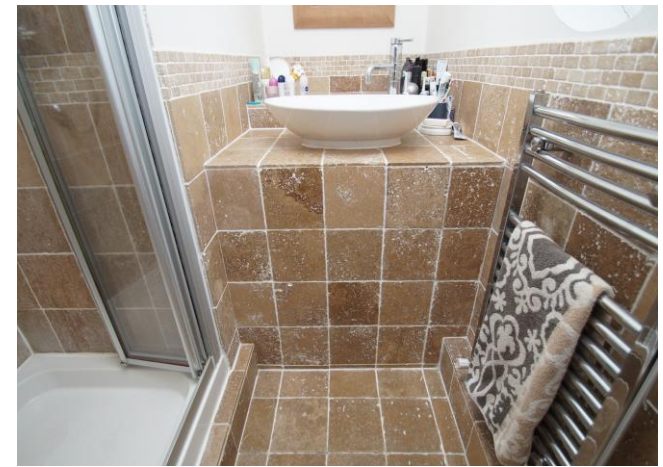
10' 11" x 10' 6" both max (3.32m x 3.20m)

## Ensuite Shower & Sink

## Bedroom 2

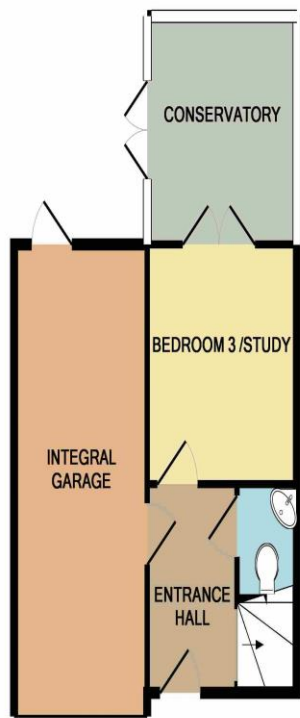
10' 7" x 9' 3" both max (3.22m x 2.82m)

## Family Shower Room

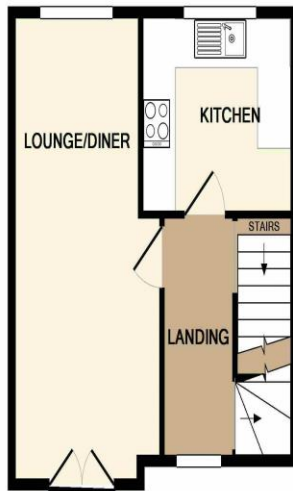




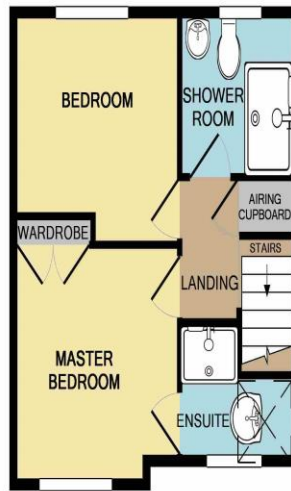
**Please Note:** These plans are for information only and not to scale.



GROUND FLOOR  
APPROX. FLOOR  
AREA 405 SQ.FT.  
(37.7 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 321 SQ.FT.  
(29.8 SQ.M.)



2ND FLOOR  
APPROX. FLOOR  
AREA 321 SQ.FT.  
(29.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 1047 SQ.FT. (97.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 pictures, pictures and descriptions shown have not been tested and are approximate.



**Office Opening Times:** Monday – Friday (9am – 5:30pm) | Saturday (9am – 4pm) | Sunday & Bank Holidays (Closed)

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