



Worcester Road, Bromsgrove
Offers Over £365,000

Features:

- Built in 2016, an individually designed detached home
- Three bedrooms, one to ground floor
- Lounge with bi-fold doors, and inset fire
- Striking kitchen/diner with island unit
- Ground floor shower room, upstairs bathroom
- Study space on landing
- Parking for at least 8 cars, plus gated storage space
- Pleasant rear garden. Epc rating B

Description:

A striking three bedroom detached dormer bungalow with open views to front, sitting on a generous plot being one of two modern homes and occupying a most pleasant location to the fringes of Stoke Heath. Well placed for access routes to the M5 at Wychbold, within reach of a choice of supermarkets, a retail park, both private and state schooling, plus public foot paths into open countryside. The pleasing layout briefly comprises: To ground floor an entrance hallway. Delightful rear lounge, having dual aspect windows, including bi-fold doors to the rear garden and flame effect electric fire recessed into the chimney breast. Stunning kitchen/diner, also with bi-fold doors, featuring an island unit with induction hob and ceiling hood over and breakfast ledge. There is an integrated double oven, dishwasher, soft close unit doors, pan draws and ample space for a full dining table. Separate utility room with sink, work surfaces, space for appliances and a larder unit. Main bedroom one, over looking the front, having two built-in wardrobes to one wall. Ground floor shower room, with complimenting tiling to walls, mixer shower to enclosure and wall mounted storage cupboard. Stairs rise from the lounge to the spacious landing, having roof window and ample room for a study desk. Two double bedrooms are placed at each end of the property, both with access to eaves storage and the impressive main family bathroom sits between. Outside: The frontage can accommodate at least 8 cars to a gravel driveway, plus a further enclosed storage space and secure gated parking for one car. The rear garden is well laid out, with an initial patio area then a slightly raised lawn with established floral borders. A side gate and a timber shed are included. Other items of note: Double glazing, under floor heating to ground floor, vertical blinds to bi-fold doors, matching flooring to lounge, kitchen and hallway. **EARLY VIEWING IS ESSENTIAL TO SECURE THIS MOST PLEASANT MODERN PROPERTY.**



Details:

Entrance Hallway

Lounge

19' 0" x 12' 8" (5.79m x 3.86m)

Kitchen/diner

17' 6" x 11' 0" (5.33m x 3.35m)

Utility Room

6' 7" x 6' 4" (2.01m x 1.93m)

Ground floor main bedroom

12' 7" to wardrobes x 11' 5" (3.83m x 3.48m)

Ground Floor Shower Room

8' 2" x 6' 7" (2.49m x 2.01m)

Stairs rise from the lounge to the landing with study space

Bedroom 2

15' 7" into sloped ceiling x 13' 10" (4.75m x 4.21m)

Bedroom 3

15' 7" into sloped ceiling x 10' 0" (4.75m x 3.05m)

Family Bathroom

8' 7" x 6' 9" (2.61m x 2.06m)

EPC Rating: B

Council Tax Band: D (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 910 300.



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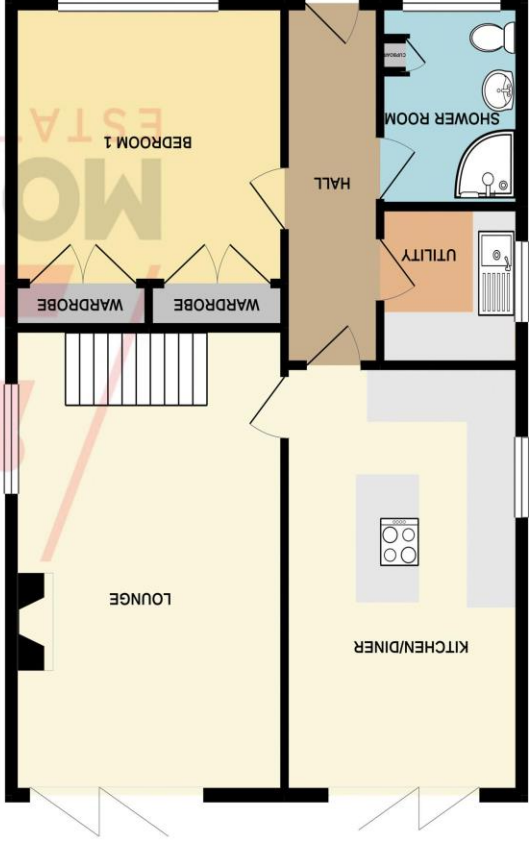
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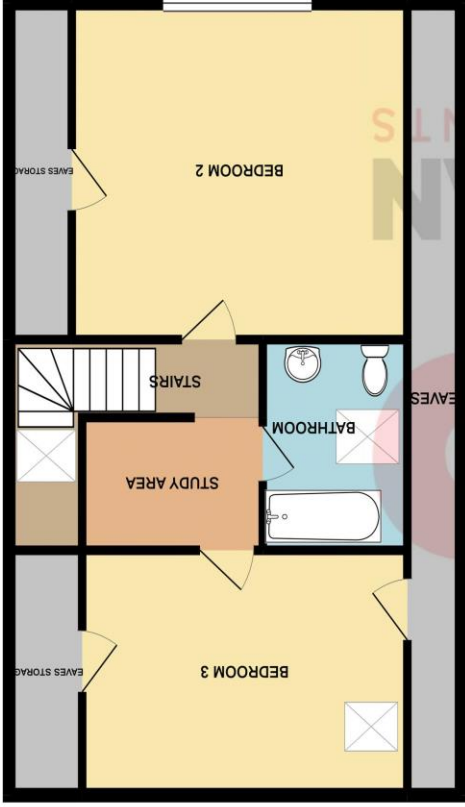
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GROUND FLOOR 763 sq. ft. (70.9 sq. m.)



1ST FLOOR 676 sq. ft. (62.8 sq. m.)



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and 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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TOTAL FLOOR AREA : 1439 sq. ft. (133.7 sq. m.) approx.

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