

AP MORGAN



Longmoor Road, Halesowen, West Midlands
Asking Price £325,000

Features:

- Three bedroom semi detached
- Sought after location
- Recently upgraded
- Two reception rooms
- Contemporary fitted kitchen & shower room
- Garage
- Landscaped rear garden
- Driveway for multiple vehicles
- Easy access to nearby amenities
- Gas central heating
- Council Tax Band - D

Description:

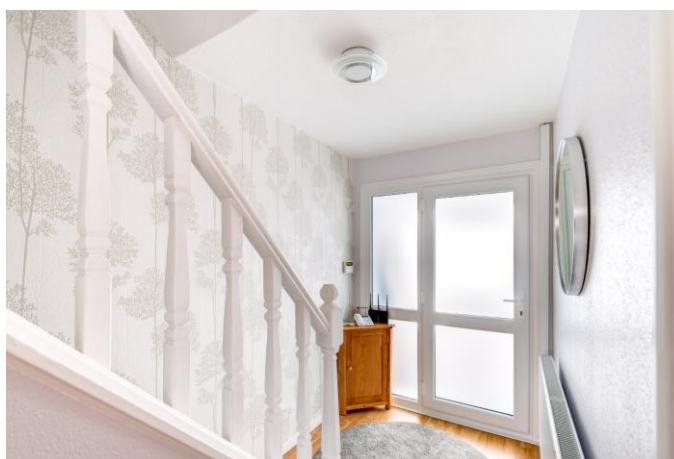
Introducing this beautifully presented three-bedroom semi-detached home boasting a stunning landscaped garden, driveway for multiple vehicles, and a contemporary fitted kitchen and shower room. There's also ample potential to extend and customize the property to your liking (STPP).

Upon entry, you're welcomed by a porch leading to the entrance hall, which features convenient under stairs storage. The ground floor comprises a dining room, a lounge with an electric fireplace and patio doors, and a kitchen with a WC and access to the rear garden.

Upstairs, you'll find three bedrooms, two of which are generous doubles with fitted wardrobes, while the third bedroom is an L-shaped space with plenty of eaves storage. Completing the upper level is a stylish shower room with a corner shower cubicle.

Outside, the property boasts a generous driveway and garage with side-hung doors at the front. The rear garden is beautifully landscaped and features a brick-built store, as well as two patio areas perfect for outdoor seating and entertaining.

Situated in the popular area of Halesowen, this home is ideal for families, with close proximity to schools and amenities. Additionally, its convenient location offers easy access to road networks, including the M5, providing excellent transport links to Birmingham city centre and Worcester.



Details:

Porch 4'8" x 5'8" (1.42m x 1.73m)

Entrance Hall

Dining Room 13'5" (4.1) (into bay) x 11'5" (3.48)

Lounge 10'11" x 11'4" (3.33m x 3.45m)

Kitchen 6'10" x 13'5" (2.08m x 4.1m)

WC

Garage 14'6" x 7'5" (4.42m x 2.26m)

First Floor Landing

Master Bedroom 13'8" (4.17) (into bay) x 11'4" (3.45)

Bedroom Two 10'11" x 11'4" (3.33m x 3.45m)

Bedroom Three 13' (3.96) x 11' (3.35) (L shape)

Shower Room 6'11" x 7'9" (2.1m x 2.36m)



EPC Rating: D

Council Tax Band: D (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01384 319 400.

How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. 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 01384 319 400, or visit their website for more information: www.wisermortgageadvice.co.uk

Property to sell?

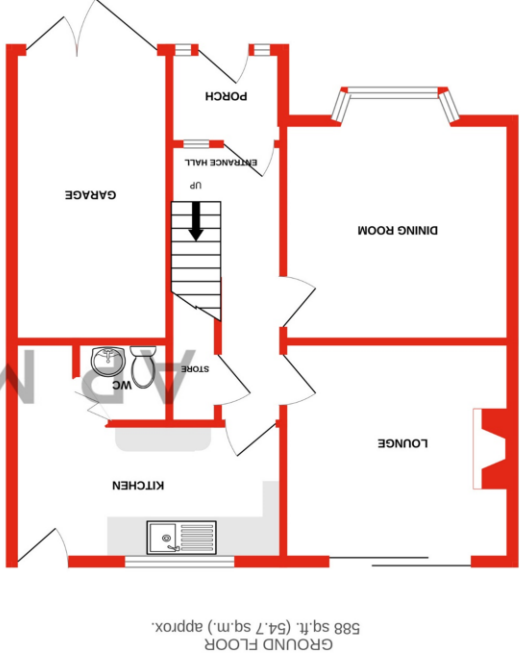
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

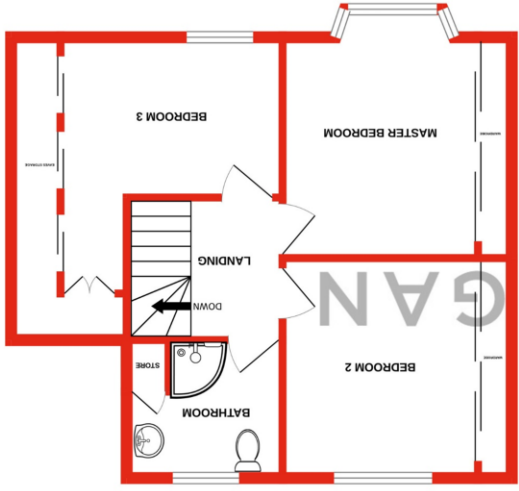
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

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
588 sq.ft. (54.7 sq.m.) approx.



1ST FLOOR
509 sq.ft. (47.3 sq.m.) approx.

TOTAL FLOOR AREA : 1097 sq.ft. (101.9 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 a guide only. 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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