

AP MORGAN



Middle Tree Road, Halesowen, West Midlands
Offers in excess of £240,000

Features:

- No onward chain
- Three bedroom link detached
- Deceptively large
- Ensuite shower room
- Spacious driveway
- Garage
- Garden
- EPC - C

Description:

No onward chain

Introducing this surprisingly spacious three-bedroom link-detached home in a tucked away position within Halesowen. The property boasts a generously sized driveway, accommodating multiple vehicles with ease and fully owned solar panels.

Upon entering, you'll find a convenient downstairs WC within the welcoming entrance hall. The kitchen/breakfast room is well-appointed and comes equipped with integrated appliances. The lounge is a roomy expanse, featuring a cosy gas fireplace, access to a practical understairs storage area, and sliding doors that open up to the rear garden.

Upstairs, the home offers three generously proportioned bedrooms, with two of them being doubles. The master bedroom is enhanced by its own ensuite shower room, providing added comfort and convenience. Completing the upper level is a family bathroom.

The front of the property showcases a substantial driveway, capable of accommodating multiple vehicles, and it leads to an attached garage with an up-and-over door. Additionally, a side gate offers convenient access to the rear of the property. The rear garden is a delightful space, featuring a patio area and a lawn, with direct access to the garage which has control panels for the fully owned solar panels.

This residence is situated within the catchment area of several highly regarded schools and enjoys proximity to an array of local amenities. For those who rely on public transportation, the Cradley Heath town centre train station is conveniently nearby, making commuting a breeze.



Details:

Entrance Hall

WC

Kitchen Breakfast Room 12'10" x 8' (3.9m x 2.44m)

Lounge 16'4" x 15' (4.98m x 4.57m)

Garage 17'4" x 7'9" (5.28m x 2.36m)

Master Bedroom 14'2" x 8'5" (4.32m x 2.57m)

Ensuite 3'6" x 8'4" (1.07m x 2.54m)

Bedroom Two 11'5" x 8'4" (3.48m x 2.54m)

Bedroom Three 9'8" x 6'4" (2.95m x 1.93m)

Bathroom 6'5" x 6'3" (1.96m x 1.9m)



EPC Rating: C

Council Tax Band: C (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?

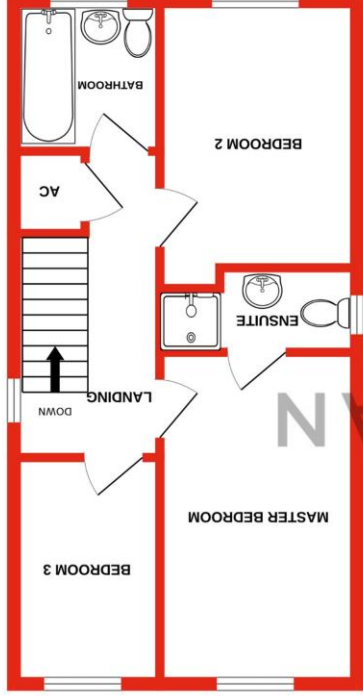
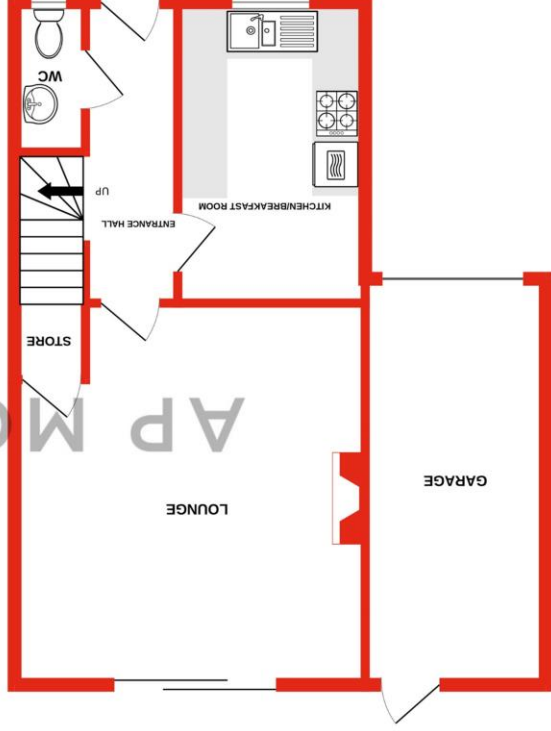
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Need a solicitor?

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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.



TOTAL FLOOR AREA : 994 sq.ft. (92.4 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. Made with Mapbox ©2023

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