

AP MORGAN



Mondrian Road, The Oakalls,
Offers Over £325,000

Features:

- Modern four bedroom town house
- Highly regarded location of The Oakalls
- Stylish fitted kitchen/diner
- Ground floor W/C, family bathroom & en-suite to master
- Spacious lounge and generous conservatory
- Low maintenance rear garden
- Garage to the rear with allocated parking space
- EPC - C

Description:

A particularly well-presented, and deceptively spacious town house, situated on the sought after Oakalls development; offering garage with off-road parking to the rear, four bedrooms, private aspect rear garden, and occupying a desirable cul-de-sac location within easy reach of Bromsgrove town centre.

Inside the property briefly comprises of: Entrance hallway and ground floor W/C; stylish fitted kitchen/diner, fitted with range of wall and base units, integrated cooker and five burner gas hob; and space for a range of free standing appliances; good sized lounge with feature gas fireplace and generous conservatory with a wall mounter electric heater and outlook to the private aspect rear garden.

Rising upstairs the first-floor landing has doors radiating off to: Double bedrooms two & three, both with integrated wardrobe storage; single bedroom four; and a three piece family bathroom suite having shower over bath.

An additional staircase rises to the second floor which exclusively hosts the master bedroom enjoying fitted wardrobe storage and access to a modern en-suite shower room.

Externally the property enjoys a low-maintenance garden, being laid mainly to paved patio seating area with well



stocked planted borders, external spot lighting, water feature and timber fenced boundaries, while a rear access gate allows access out to the parking space and garage.

The Oakalls is a highly regarded residential development located to the east of Bromsgrove town centre. Bromsgrove has a wide variety of facilities including shops, schools in both the private and state sectors, together with recreational facilities including two health clubs and adjoining golf club. The nearby district of Aston Fields provides a rail station with excellent links to both Birmingham and Worcester city centres. The Oakalls is well placed for access to the nearby motorway network with onward connections to Birmingham International Airport and the NEC



Details:

Entrance Hall

Ground Floor W/C 3'1" x 5'7" (0.94m x 1.7m)

Kitchen/Diner 15' (4.57) max into bay x 9'4" (2.84)

Lounge 11'6" x 16'3" (3.5m x 4.95m)

Conservatory 11'6" x 9' (3.5m x 2.74m)

First Floor Landing

Bedroom Two 11'2" (3.4) to front of wardrobes x 9'5" (2.87)

Bedroom Three 10'6" (3.2) to front of wardrobes x 9'4" (2.84)

Bedroom Four 7'9" x 6'7" (2.36m x 2m)

Family Bathroom 5'7" x 6'6" (1.7m x 1.98m)

Second Floor Landing



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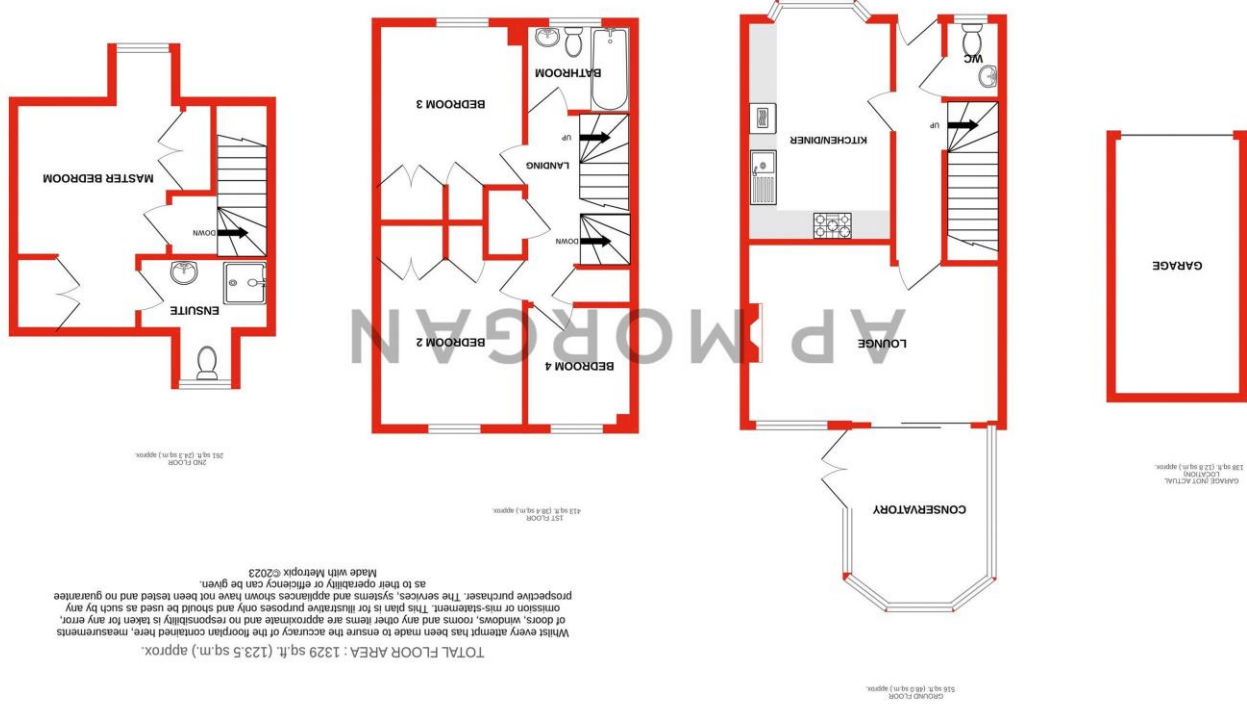
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