

AP MORGAN



Rock Hill, Bromsgrove, Worcestershire
Offers in the region of £300,000

Features:

- Four-Bedroom Semi-Detached House
- Extended - Spacious Accommodation
- Large Lounge with Log Burner
- Through Kitchen/Diner & Sep. Utility Room
- 3 Double & 1 Good-sized Bedroom(s)
- Master Bedroom with En-suite Shower Room
- Private Driveway & Landscaped Rear Garden

Description:

Occupying a prime position within one mile of Bromsgrove town is this well-presented and deceptively spacious four-bedroom extended semi-detached house.

The property is approached via a low-maintenance concrete print driveway for parking multiple cars and a timber framed porch over the front door. Once inside the welcoming interior briefly comprises: Entrance hallway, spacious living room (with a feature log burner), through kitchen/diner, separate utility room with plumbing for washing machine and tumble dryer and an integral garage with roller shutter door and power sockets.

Rising upstairs the first-floor landing leads off to: Master bedroom (with en-suite shower room), further two double bedrooms, good-sized fourth bedroom and a family bathroom with spa style bathtub and overhead shower. Moving outside the property enjoys a private aspect landscaped rear garden comprising of an initial timber decked seating area, lawn bordered by paving and a further raised timber decking space offering a handy store room underneath with fitted power points and lighting.

Set within a sought-after residential area of Rock Hill, being conveniently located for access to the local amenities, town centre facilities, a choice of state and private schooling including the prestigious Bromsgrove School, leisure clubs and golf course.



Details:

Entrance Hallway

Lounge 20'2" x 10'10" (6.15m x 3.3m)

Kitchen/Diner 19'7" x 10'8" (5.97m x 3.25m)

Utility Room 7'7" x 7'4" (2.3m x 2.24m)

Garage 15'1" x 8'2" (4.6m x 2.5m)

Master Bedroom 15'3" x 10'8" (4.65m x 3.25m)

En-suite 10'7" x 4' (3.23m x 1.22m)

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

Bedroom Three 14' x 8'7" (4.27m x 2.62m)

Bedroom Four 11'7" x 6'1" (3.53m x 1.85m)

Family Bathroom 6' x 8'2" (1.83m x 2.5m)



EPC Rating: D

Council Tax Band: (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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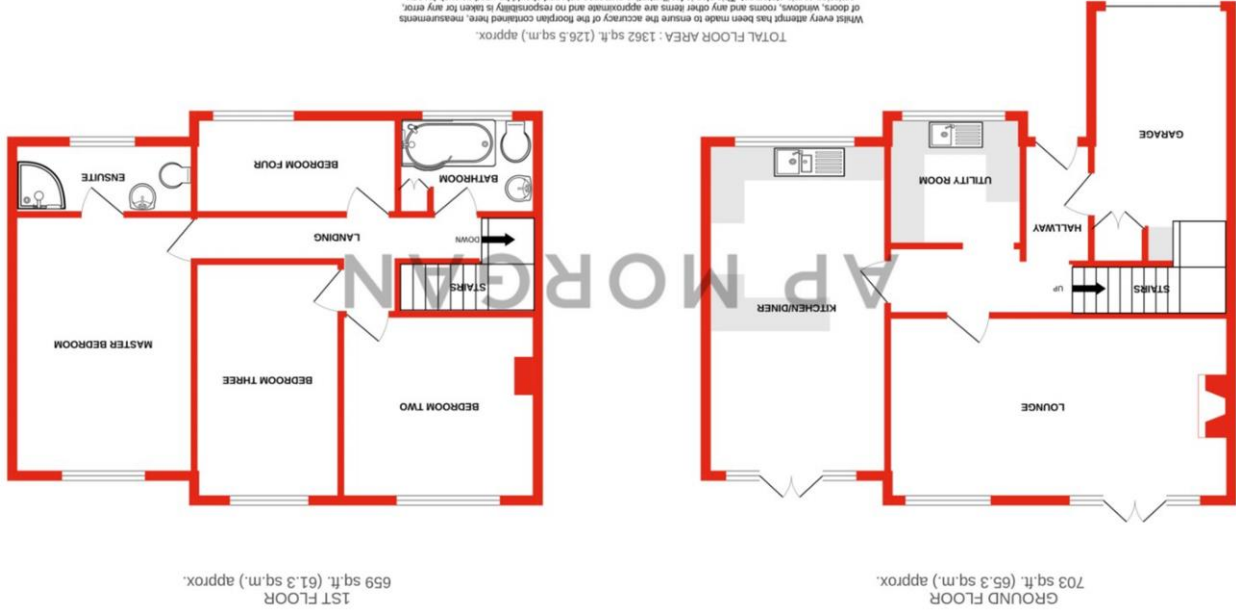
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