



AP MORGAN

Lyttleton Avenue, Bromsgrove
Offers Over £170,000

Features:

- Offered with no onward chain
- Convenient location close to schooling & Bromsgrove Town
- Three bedrooms
- Dual aspect lounge
- Kitchen
- Garden room
- Bathroom & separate w/c
- Enclosed rear garden

Description:

Offered with no onward chain, this well-laid-out three-bedroom mid-terraced home presents excellent potential. The property is situated in a popular location just over one mile from Bromsgrove town centre and close to well-regarded schooling.

The frontage of the property overlooks open green space and features a low-level hedgerow with a pathway leading to the enclosed front porch. Once inside, the layout briefly comprises: entrance hallway with two storage cupboards, doorway through to a well-proportioned kitchen, and a separate garden room beyond, which offers scope to be used as a utility space. Completing the ground floor is a spacious dual-aspect lounge with views to both the front and rear.

Rising upstairs, the first-floor landing provides access to double bedrooms one and two, single bedroom three with airing cupboard store, and a bathroom with separate WC.

Outside, the property offers an enclosed rear garden laid to an initial paved area with lawn, two brick-built storage sheds, and a rear access gate for bins.

Further benefits include a modern combi boiler powering the gas central heating.

The property is ideally located for good primary and secondary schools, as well as Bromsgrove town centre with its many amenities, including pubs, eateries, supermarkets, transport links, and leisure facilities. In addition, there is easy



access to major road and commuter links, including the M5 and M42 motorways.

Details:

Porch

Hall

Kitchen 10'3" x 8'8" (3.12m x 2.64m)

Lounge 20'9" x 11' (6.32m x 3.35m)

Garden Room 5'6" x 9'11" (1.68m x 3.02m)

Landing

Bedroom One 11'11" x 14'8" (3.63m x 4.47m) Both Max

Bedroom Two 8'7" x 14'2" (2.62m x 4.32m) Both Max

Bedroom Three 8'10" x 9'2" (2.7m x 2.8m) Both Max

WC 5'4" x 2'8" (1.63m x 0.81m)

Bathroom 5'4" x 4'10" (1.63m x 1.47m)

EPC Rating: D

Council Tax Band: A (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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Property to sell?

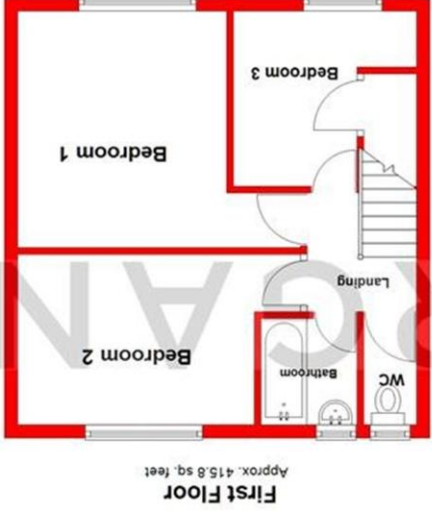
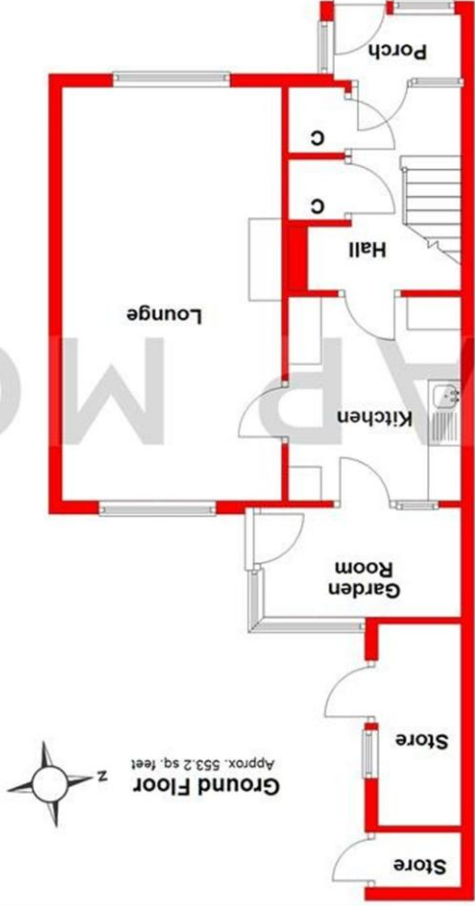
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Plan produced using PlanUp.

Total area: approx. 969.0 sq. feet

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