

AP MORGAN



Marlborough Avenue, Aston Fields, Bromsgrove
Offers Over £499,950

Features:

- Available with no onward chain
- Generous three bedroom detached bungalow
- Envidable corner plot with a highly regarded location
- Enclosed rear garden & large front south facing garden
- Lounge with bay window
- Open plan kitchen/diner with large pantry
- Principle bathroom & additional shower room
- Driveway, garage & workshop

Description:

Situated on a prestigious road within Aston Fields, Bromsgrove, is this generous three-bedroom detached bungalow occupying a sizable corner plot. The property is offered with no onward chain, featuring flexible accommodation and excellent potential.

The property is shielded from the road by a large wraparound hedge, adding privacy to the impressive south-facing lawned front garden, which continues around to the generous concrete print driveway accessed from Wellington Road. The driveway in turn leads to the garage, with a pathway to the left leading to the front entrance.

Once inside, the well-looked-after interior briefly comprises: a welcoming entrance hall, a spacious lounge offering a feature gas fireplace and walk-in bay window with views across the lawned frontage, and a good-sized open-plan kitchen/diner benefitting from a generous walk-in pantry store. From the kitchen, a rear hall provides access to the back garden and a ground-floor shower room.

The bedrooms are situated on the opposite side of the accommodation, including a dual-aspect bedroom one with large walk-in bay window and fitted wardrobe storage, a further double bedroom two, and a generous bedroom three. These are served by the principal bathroom suite, complete with shower over bath.

Moving outside, the property enjoys a low-maintenance rear garden, laid mainly to paved patio with raised planted beds, and rear access to both a workshop and an internal door through to the garage.

Further benefits include gas-fired central heating, double glazing, solar water heating panels, and a large loft space with potential for conversion (subject to relevant permissions).



Situated on the corner of Marlborough Avenue and Wellington Road in Aston Fields, this highly sought-after location lies to the east of Bromsgrove town centre. It offers ease of access to local shops, amenities, well-regarded state and private schooling including the prestigious Bromsgrove School, and Aston Fields train station with direct links into Birmingham, Worcester, and beyond. Aston Fields itself is known for its vibrant selection of trendy bars and restaurants, while Bromsgrove town centre provides further shopping, leisure facilities, and eateries, along with excellent road links via the M5 and M42.

Details:

Entrance Hall

Lounge 4.70 x 4.22 Both max incl bay

Kitchen/Diner 4.37 x 4.67 Both max

Pantry 2.28 x 1.35

Shower Room 2.16 x 1.01

Bedroom One 4.37 x 3.64 Both max incl bay

Bedroom Two 3.35 x 3.04

Bedroom Three 3.35 x 2.12

Principle Bathroom 3.35 x 1.92 Both max

Garage 4.93 x 2.61

Workshop 2.52 x 2.83 Both max

EPC Rating: D

Council Tax Band: E (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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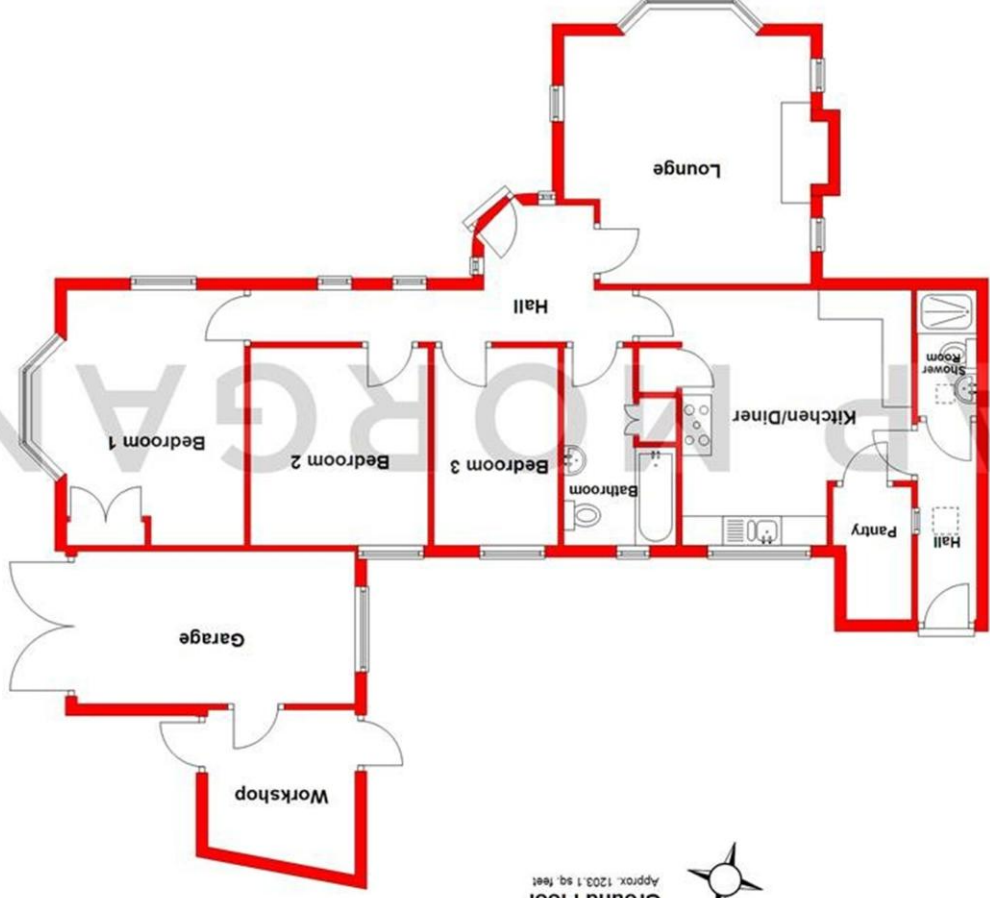
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Total area: approx. 1203.1 sq. feet

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