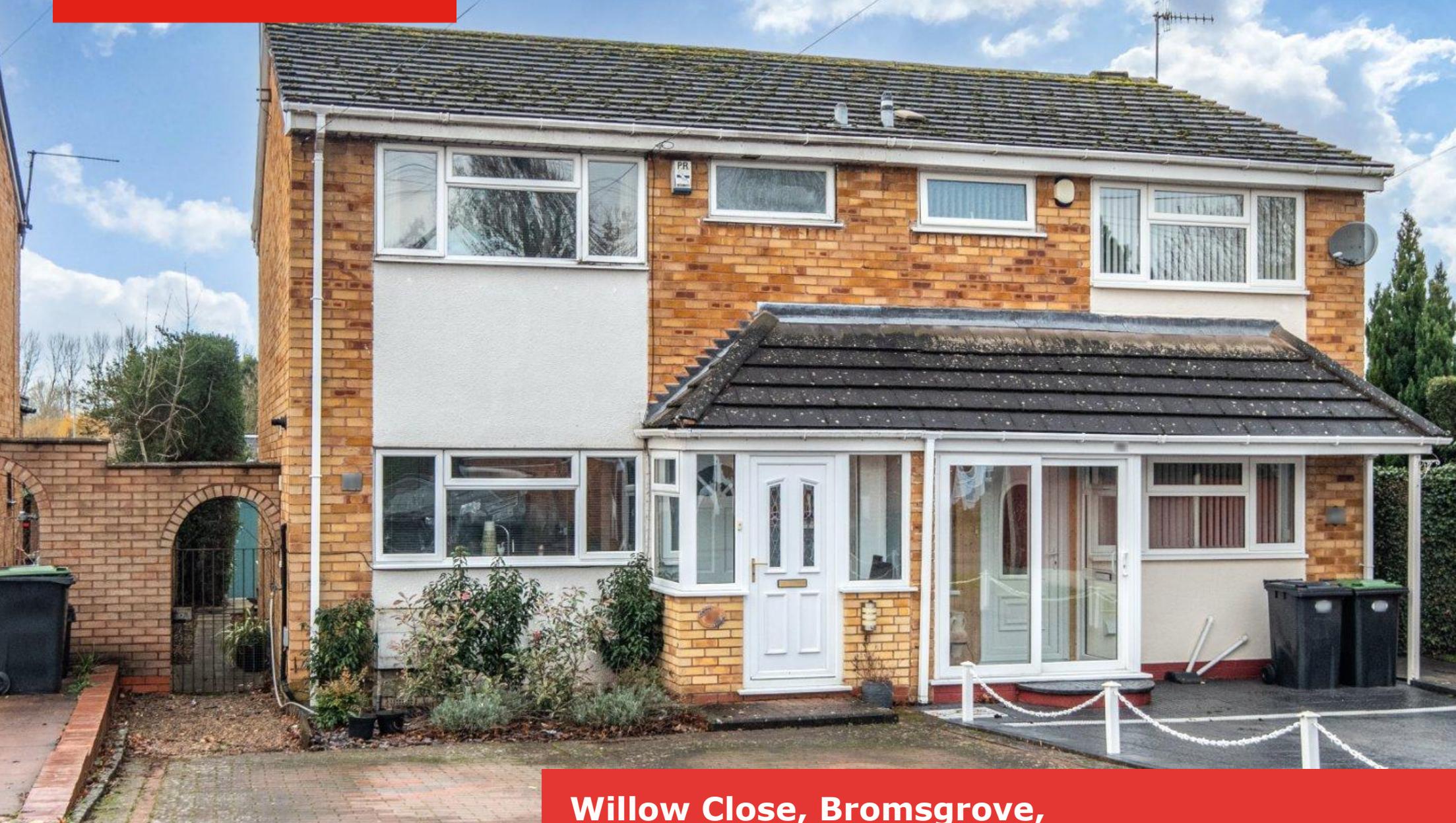


AP MORGAN



**Willow Close, Bromsgrove,**  
Asking Price £280,000

**Features:**

- Well-presented semi-detached house
- Popular cul-de-sac location
- Driveway & garage en-bloc to rear
- Three bedrooms
- Spacious lounge & separate dining conservatory
- Stylish kitchen
- Well-maintained rear garden
- Close to Sanders Park & Bromsgrove Town

**Description:**

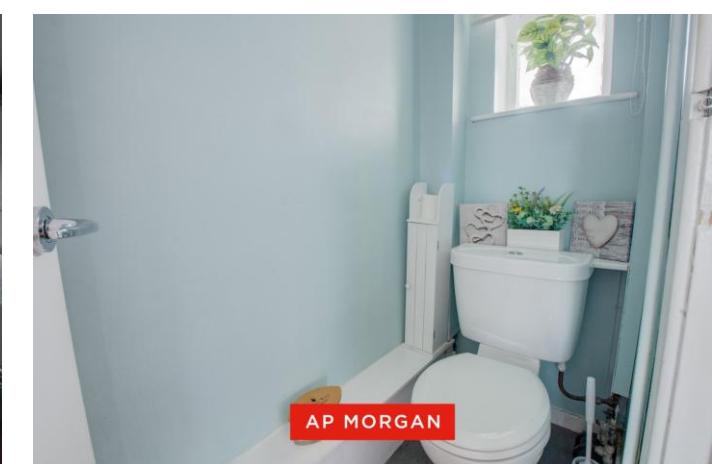
Situated in a popular cul-de-sac location close to Sanders Park and Bromsgrove town centre, this well-presented three-bedroom semi-detached family home benefits from a driveway and a garage en-bloc.

The accommodation briefly comprises an enclosed entrance porch leading into a welcoming hallway, which provides access to a ground floor guest WC and a useful storage cupboard. The fitted kitchen offers a range of wall and base units, space for freestanding appliances, and a large window overlooking the front elevation. To the rear of the property, the generously proportioned lounge features a coal-effect gas fireplace and double-glazed sliding doors opening into the dining conservatory. The conservatory is heated via the main central heating system, allowing for comfortable year-round use and providing an excellent additional reception space.

To the first floor, the landing incorporates an airing cupboard and gives access to two well-proportioned double bedrooms, a third single bedroom, and a family bathroom fitted with a suite comprising a bath with shower over.

Moving outside, the property enjoys a well-maintained rear garden, laid initially to a timber decked seating area which leads onto a lawn. The garden further benefits from a timber shed, gravelled borders, fenced boundaries, and a side access gate providing access to the front of the property.

The property occupies a convenient and desirable position, offering easy access to a wide range of local shops, amenities, and eateries, as well as the open green spaces of



Sanders Park. Bromsgrove town centre provides further retail facilities and transport links. The area is well served by highly regarded schooling, including Bromsgrove School, and offers excellent connectivity to the M5 and M42 motorway networks.

**Details:**

Porch

Entrance Hall

Guest W/C

Lounge 4.73 x 4.87

Dining Conservatory 2.95 x 4.55

Kitchen 2.84 x 2.90

First Floor Landing

Bedroom One 4.04 x 3.02

Bedroom Two 3.53 x 3.05

Bedroom Three 2.54 x 1.75

Bathroom 1.67 x 1.75

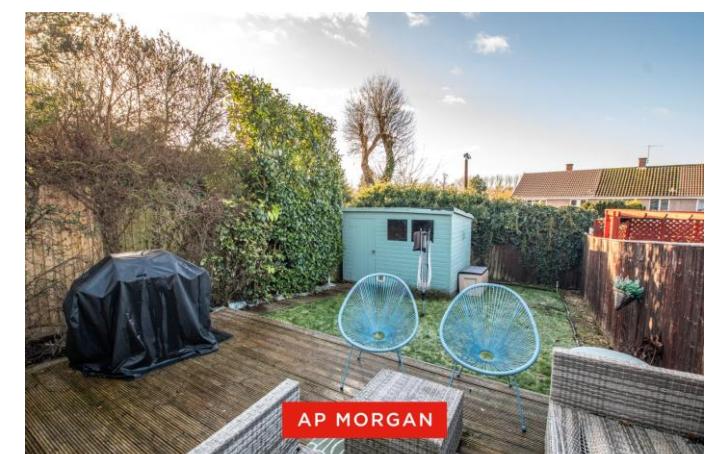
Garage En-bloc

**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 01527 910 300.



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 more quickly than if you were dealing with lenders directly.

The initial appointment is free and without obligation. Call us on 01527 910 300, or visit their website for more information: [www.wisermortgageadvice.co.uk](http://www.wisermortgageadvice.co.uk)

Property to sell?

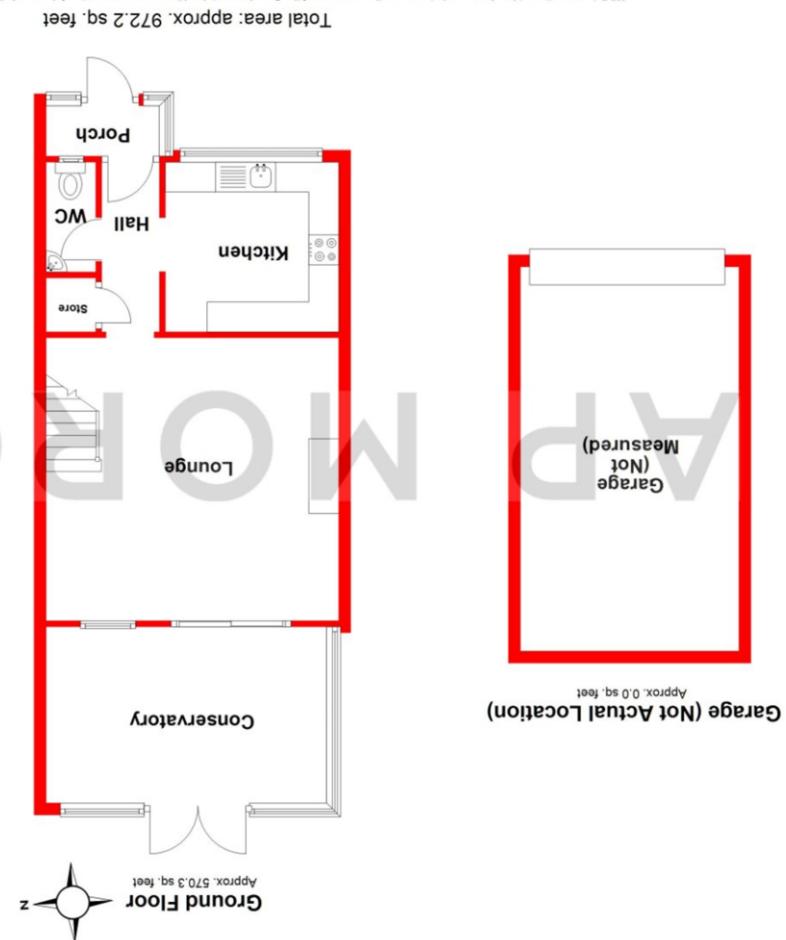
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Solid STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property live, quickly. Just book a free valuation and we will visit your property and discuss your needs.

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