

AP MORGAN



Aldington Close, Lodge Park, Redditch
Offers in excess of £165,000

Features:

- Offered with tenants in situ or vacant possession
- End-terraced family home
- Three generous double bedrooms
- Fitted kitchen/diner with space for appliances
- Spacious lounge
- Low maintenance garden
- Communal parking and ample storage space
- EPC Rating - TBC

Description:

*** Offered with tenants in situ or vacant possession ***

A well-presented end-terraced home, boasting three bedrooms and a generous ground floor living space. This property is positioned in the popular residential area of Lodge Park, Redditch.

The ground floor accommodation comprises: Entrance hallway with downstairs WC, welcoming lounge with a wealth of natural light through the rear window, and the fitted kitchen/diner, featuring a bold and stylised black/white tile flooring, with a sliding door to the rear garden, plenty of countertop space, room for a dining table, along with space for freestanding kitchen appliances.

Moving upstairs, the first-floor landing establishes: Three good-sized double bedrooms all with space for wardrobes, good sized study/store room and the family bathroom providing a feature bath, separate corner shower, wash basin and WC. The first-floor landing further benefits from a good sized airing cupboard providing ample storage.

To the rear of the property is an open, tiered garden with an initial paved patio, providing space for seating and outdoor dining, then up to a well-maintained lawn with a storage timber shed and fenced boundaries.

The property further benefits from access to communal off-road parking, side gate access to the rear, along with two brick-built external store cupboards.



Well positioned in Lodge Park, the property is nearby to local shops, schools and amenities, the property is a short ride from Redditch Town Centre offering a further assortment of shops, restaurants, bars and cinema, along with the local bus and railway stations

Details:

Entrance Hall

Kitchen/Diner 18'1" x 11' (5.5m x 3.35m)

Lounge 16'6" x 11'7" (5.03m x 3.53m)

Guest WC

Bedroom One 11'7" x 9'9" (3.53m x 2.97m)

Bedroom Two 9'8" x 9'4" (2.95m x 2.84m)

Bedroom Three 11'8" x 6'2" (3.56m x 1.88m)

Study/Store Room 6'1" x 5'9" (1.85m x 1.75m)

Bathroom 7'9" x 5'6" (2.36m x 1.68m)

EPC Rating: To be confirmed

Council Tax Band: B (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 406 956.



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 mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01527 406 956, or visit their website for more information: 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 Sold 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.

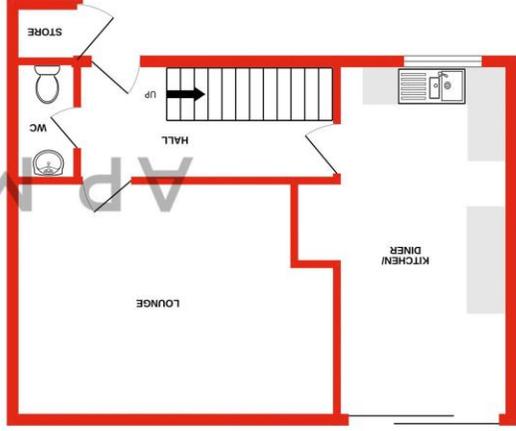
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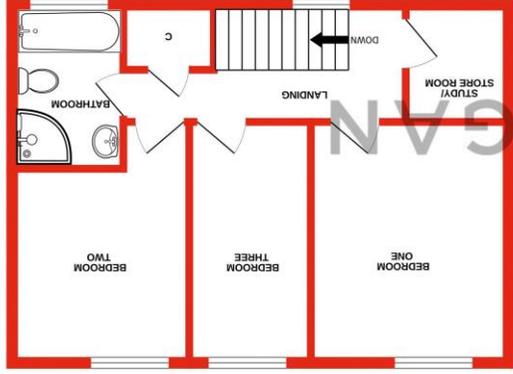
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GROUND FLOOR



1ST FLOOR



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