

AP MORGAN



Western Hill Close, Astwood Bank, Redditch
Asking Price £350,000

Features:

- Deceivingly spacious Bungalow
- Two double bedrooms
- Spacious lounge with separate dining area
- Good sized kitchen
- Convenient sized Bathroom
- Front and rear gardens
- Driveway and garage
- EPC- TBC

Description:

This deceivingly spacious two-bedroom detached bungalow needs modernisation but has plenty of potential to be a lovely home for someone looking for a conveniently laid out property with amenities including shops, restaurants and parks all located nearby.

Upon approach to the property there is a good-sized front garden with large trees running along the front border providing additional privacy from the road and public footpath. There is also a multi-car driveway which also provides access to the attached single car garage as well as a side gate for easy access into the rear garden. Moving inside, the property briefly comprises of a large entrance porch and hallway with built-in storage cupboards; spacious lounge with large windows running along the rear wall providing plenty of light into the room as well as double doors leading onto the raised patio area overlooking the rear garden; Dining room with built in cupboard space; good sized kitchen with space for freestanding appliances; two double bedrooms each with built in wardrobes and a convenient sized bathroom with airing cupboard. The garage has also been split into two sections with a space currently being used as a utility/ storage room.

The rear garden needs some TLC but is a very good size and has multiple large trees meaning the property isn't overlooked from the back. There is also a raised patio area overlooking the garden which is perfect for outdoor furnishings. Being situated on a large plot of land there is plenty of room for further extension to both the side and rear of the property STPP.

Locally, Astwood Bank is a sought-after location for families seeking a village location with shops, pubs and some restaurants, as well as open fields for country walks. Popular schooling is provided across all ages, as well as a reputable grammar school in Alcester.



Details:

Lounge 21' x 10'4" (6.4m x 3.15m)

Dining Room 9'2" x 5'10" (2.8m x 1.78m)

Kitchen 12'10" x 10'5" (3.9m x 3.18m)

Bedroom One 12'7" x 10'10" (3.84m x 3.3m)

Bedroom Two 12'8" x 9'1" (3.86m x 2.77m)

Bathroom 8'5" x 7'11" (2.57m x 2.41m)

Garage 12'10" x 8'2" (3.9m x 2.5m)

Utility Room 8'5" x 5'2" (2.57m x 1.57m)

Porch

Hallway

EPC Rating: To be confirmed

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 406 956.



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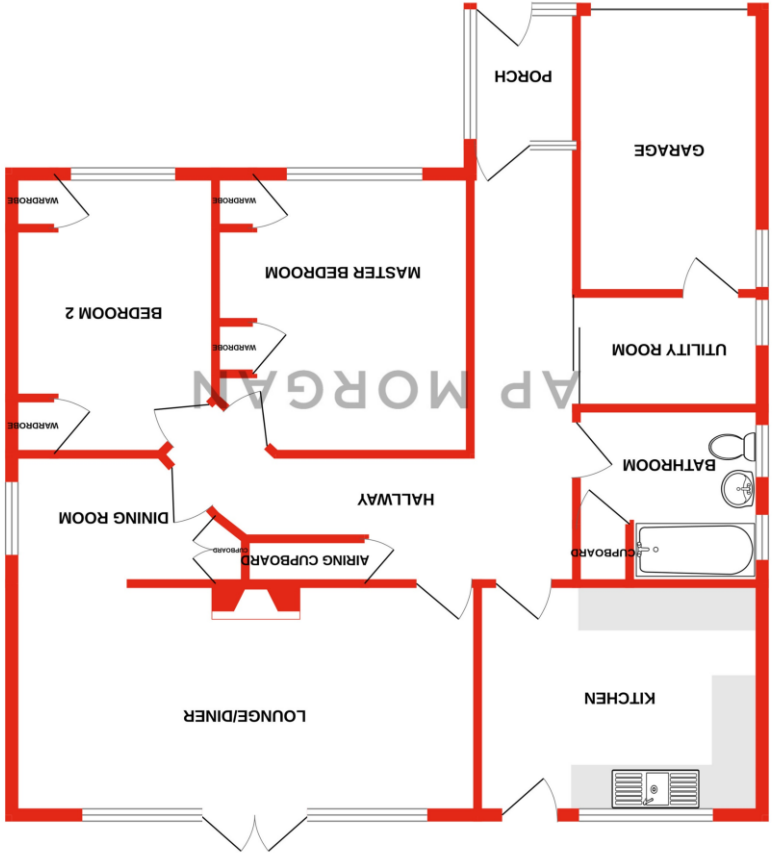
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GROUND FLOOR
1070 sq.ft. (99.4 sq.m.) approx.

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