

**AP MORGAN**



**Hewell Road, Enfield, Redditch**  
Offers in excess of £115,000

**Features:**

- One-bedroom ground floor apartment
- Well-placed near town centre
- Open plan kitchen/lounge
- Double bedroom
- Modern bathroom
- Allocated parking
- Balcony
- EPC-TBC

**Description:**

This ground floor flat offers one spacious bedroom, an allocated garage parking space and is well placed within Enfield, Redditch.

The accommodation comprises: a welcoming entrance hallway with a cloakroom, the spacious lounge features glazed French doors to the properties' balcony, the fitted kitchen is open plan to the lounge and provides a sink, integral fridge/freezer, induction hob and oven, and integral storage cupboards. The bedroom of the property is a spacious double with an integral wardrobe, secondary glazing on the windows and pleasant view of the surrounding area. This property's bathroom features a bath/shower, sink and WC.

Situated in Enfield, this property is roughly 0.4 miles from the town centre, offering an assortment of amenities including shopping, well regarded schooling, bars and restaurants, along with the local bus and railway stations. Additionally, the M5 and M42 motorways are easily accessible.



**Details:**

**Entrance Hall**

**Bedroom** 12'1" x 12'1" (3.68m x 3.68m) Both max

**Kitchen/lounge** 15'6" x 16' (4.72m x 4.88m) Both max

**Bathroom** 6'3" x 7'8" (1.9m x 2.34m) Both max



**EPC Rating:** To be confirmed

**Council Tax Band:** B (tbc by solicitors).

**Tenure:** Leasehold (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](http://www.wisermortgageadvice.co.uk)

### Property to sell?

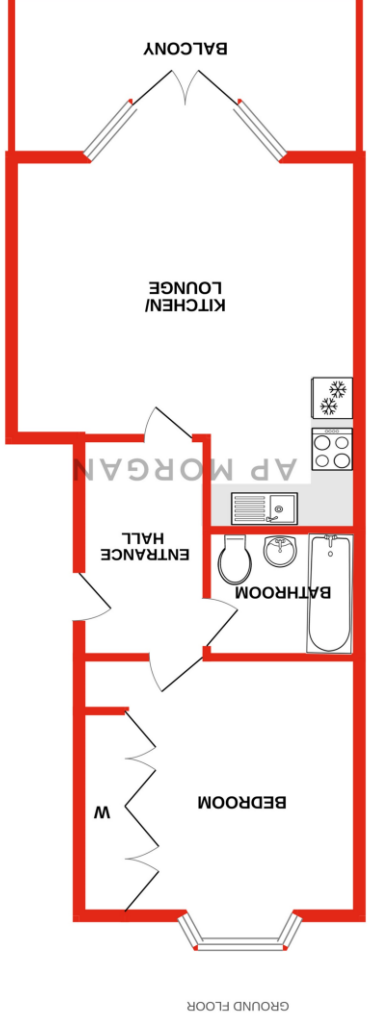
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

### Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

### Need a removal company and storage?

A professional removal company takes the stress out of moving, knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, [cuberemovals.co.uk](http://cuberemovals.co.uk), to arrange a survey.



GROUND FLOOR

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be read in each by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix, ©2024

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