

AP MORGAN



Marton Close, Enfield, Redditch
Offers in excess of £275,000

Features:

- Three-storey family home
- Spacious lounge and kitchen/diner
- Hidden under-stairs storage
- Three generously sized bedrooms
- Family bathroom and top-floor en-suite
- Tiered rear garden
- Driveway parking

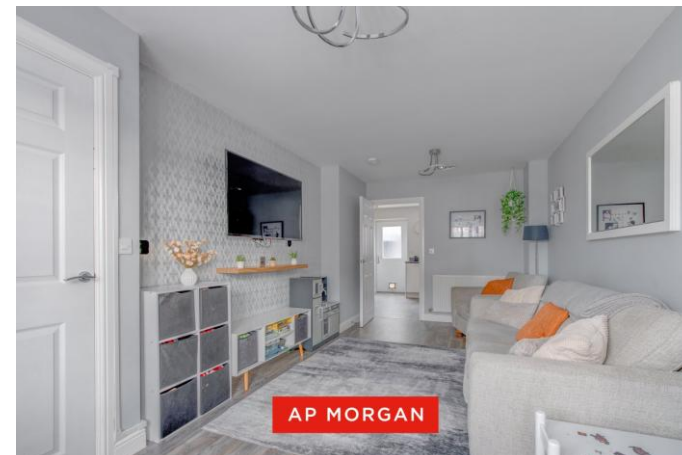
Description:

This attractive three-storey family home offers well-balanced accommodation, arranged across three floors and ideally suited to modern living. Set within a contemporary residential development, the property enjoys a smart brick frontage, driveway parking and a welcoming entrance hall that immediately gives a sense of space and flow.

On the ground floor, there is a bright and comfortable lounge to the front, a useful cloakroom/WC, and a generous kitchen/diner to the rear. The kitchen/diner provides ample space for both cooking and entertaining, with direct access to the garden, making it a practical and sociable hub of the home. A particular feature of this level is the clever hidden under-stairs storage, ideal for coats, shoes and household items, helping to keep the space clutter-free.

The first floor offers two well-proportioned bedrooms and a modern family bathroom, along with a landing that provides access to a useful storage cupboard. The top floor is dedicated to the principal bedroom suite, featuring a spacious double bedroom, an en-suite shower room and an additional storage area, creating an ideal private retreat.

To the rear, the property benefits from a tiered garden with fenced boundaries, offering defined areas for seating and outdoor enjoyment, as well as space for planting. The garden includes a patio area, raised sections, making it both functional and adaptable to a variety of uses. With its versatile accommodation, modern layout and convenient outdoor space, this home would appeal to a wide range of buyers, including first-time purchasers, growing families and investors alike.



Centrally placed for easy access to the town centre amenities, including retail parks, supermarkets, Kingfisher Shopping Centre, bars, restaurants, and cinema along with the local bus and train stations. The property is also well situated for local walks around Forge Mill Needle Museum, local schools and access to motorway links (M42 and M5)

Details:

Hall

Lounge 17'10" x 10'2" (5.44m x 3.1m) max dimensions

Kitchen/Diner 9'9" x 13'5" (2.97m x 4.1m)

WC 6'9" x 3'1" (2.06m x 0.94m)

Landing

Bedroom 2 11'3" x 13'5" (3.43m x 4.1m) max dimensions

Bedroom 3 10'2" x 7' (3.1m x 2.13m)

Bathroom 5'11" x 7' (1.8m x 2.13m)

Bedroom 1 13'1" x 10' (4m x 3.05m) max dimensions

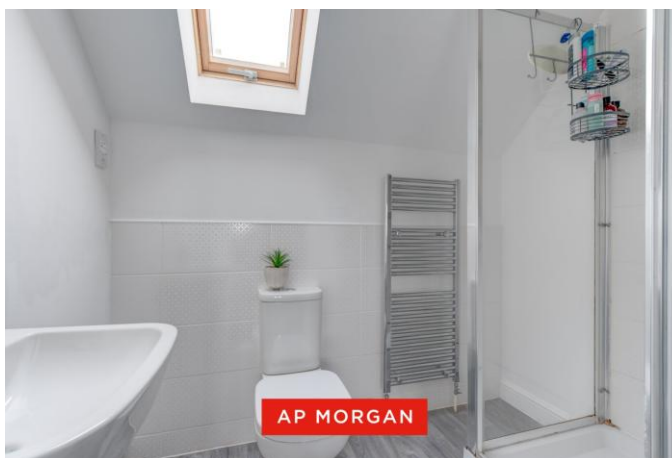
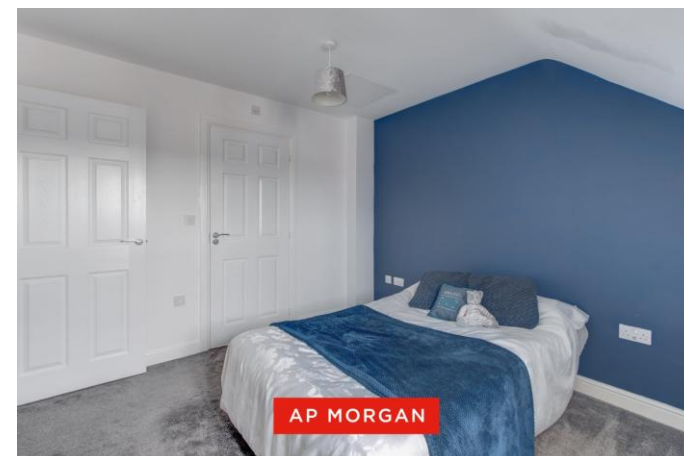
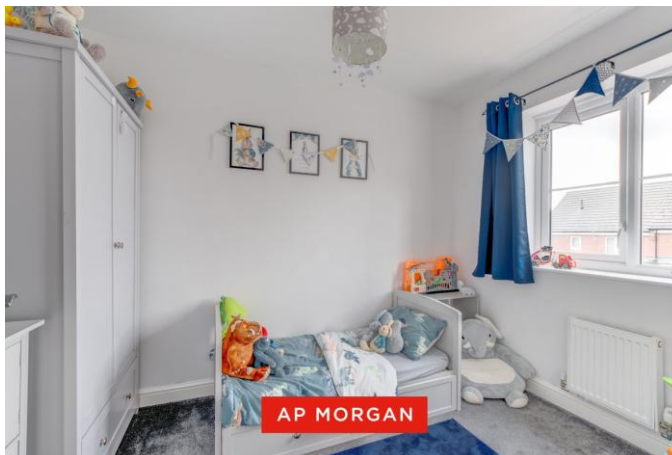
Ensuite 4'8" x 7'3" (1.42m x 2.2m)

EPC Rating: B

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 406 956.



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