

AP MORGAN



Atcham Close, Redditch, Worcestershire
Offers in the region of £350,000

Features:

- No onward chain
- Two double & one single bedrooms
- Spacious lounge/dining room
- Large kitchen/diner
- Garden room
- WiFi enabled security cameras
- Spacious, versatile rear garden
- Off street parking and garage

Description:

This three bedroom, detached house situated in Redditch presents a spacious lounge/dining room, large kitchen/diner, garden room, two double & one single bedrooms, a versatile rear garden and off-street parking.

Approaching the property, there is off street parking permitted by a gravel drive which allows space for parking multiple vehicles. There is a shared grass laid lawn to the side of the property presenting space for planting. The drive gives front access to the porch, garage and access to the rear garden through a side alley and reinforced gate.

Entering to the porch and hall, there is plenty of room for removing outdoor clothing/footwear. This leads to the spacious lounge/dining room which hosts space for multiple suites, a front facing bay window which illuminates the room while giving ample space for freestanding furniture. The dining room section hosts a dining table and chairs with access to the garden room permitted through a sliding patio door. Additionally there is an understair storage cupboard and the door leading to the kitchen/diner. The kitchen/diner is large presenting plenty of counterspace with an integral sink and space/plumbing for freestanding appliances including a dishwasher, washing machine, fridge/freezer and range cooker. There is also space for a dining table and chairs with additional rear access through a side door. The garden room is fully insulated and heated while being comfortably sized; allowing for multiple chairs and offering panoramic views and access to the rear garden and patio. The ground floor is completed by a garage which gives space for storage.

Ascending to the first floor, Bedroom One is a spacious double with integral storage, looking to the front aspect, Bedroom Two is also a double, looking to the rear, Bedroom Three is a single bedroom looking to the front with an integral storage cupboard, currently being used as an office. The shower room presents a washbasin, WC and walk in shower. The first floor is completed by an airing cupboard giving access to the boiler and storage.



The versatile rear garden opens to a paved patio with plenty of space for outdoor furniture/storage with power and water accessible from the rear wall of the property. Continuing to the grass laid lawn there are planting beds bordering the garden leading to a raised patio with additional seating. This is a versatile garden which is completed by a wild flower garden at the bottom and a shed. The garden is bordered by wooden panel fencing.

Situated in Winyates East, close to Tenacres School, this property is a short drive to local amenities such as shops, supermarkets, restaurants and pubs with nearby public transport links and easy access to the M42 and M5 motorways.

Details:

Porch

Hall

Lounge/Dining Room 24'11" x 15'3" (7.6m x 4.65m) Both Max

Kitchen/Diner 14'11" x 8' (4.55m x 2.44m) Both Max

Garden Room 9'10" x 9'6" (3m x 2.9m) Both Max

Garage 13'1" x 8' (4m x 2.44m)

Landing

Bedroom One 14'11" x 8'8" (4.55m x 2.64m) Both Max - 13'1 to Wardrobes

Bedroom Two 13'1" x 8'8" (4m x 2.64m) Both Max

Bedroom Three 7' x 6'4" (2.13m x 1.93m)

Shower Room 7'6" x 6'4" (2.29m x 1.93m)

EPC Rating: To be confirmed

Council Tax Band: D (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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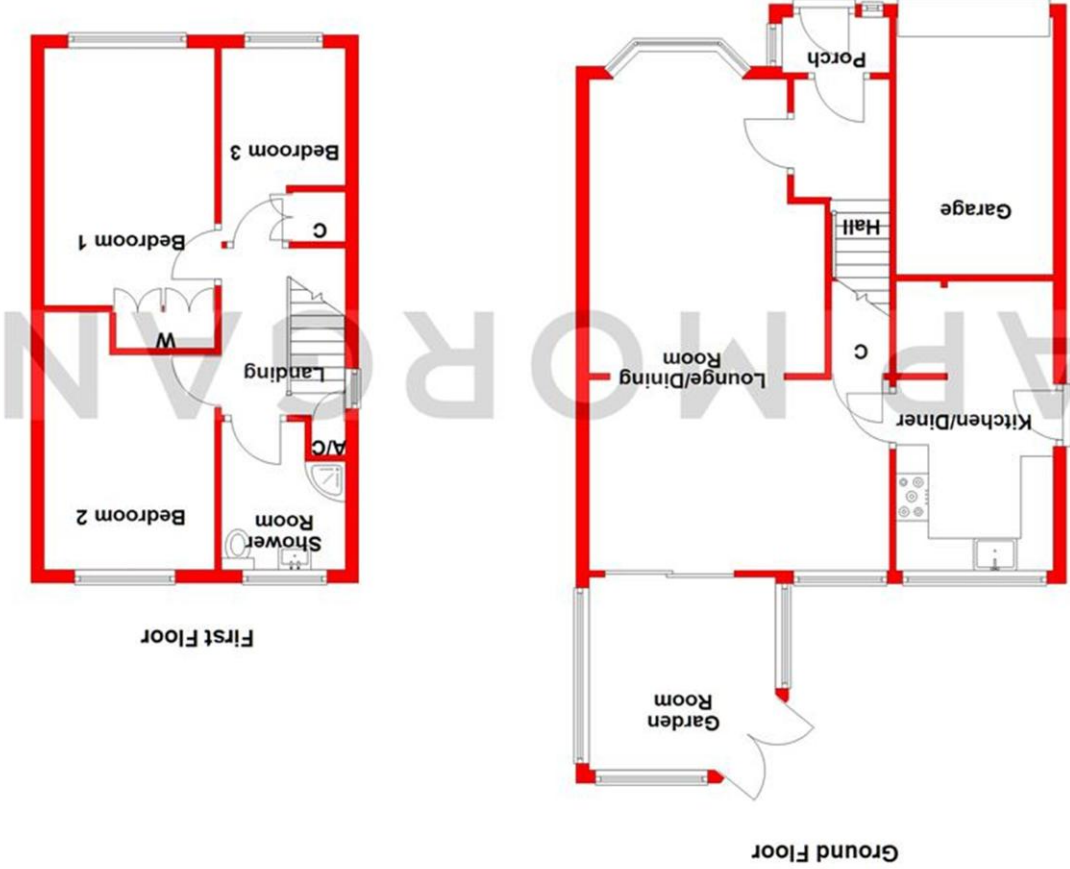
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Total area: approx. 104.9 sq. metres (1129.6 sq. feet)

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