



AP MORGAN

**Other Road, St Georges, Redditch**  
Offers in excess of £210,000



**Features:**

- A well-presented mid-terrace family home
- Three spacious double bedrooms
- Lounge and dining room, with electric fireplace
- Shower room and en-suite bathroom
- Large garden with feature brick-built Anderson shelter
- On-street parking
- Great location for local amenities

**Description:**

Welcoming you to this well-presented mid-terraced family home, offering three spacious double bedrooms, a generously sized living space, and a fabulous garden, all just a brisk walk from Redditch Town Centre.

The exterior of the property provides on-road parking and is bordered by a brick wall with a gate, ideal for bin storage. The front also allows direct access to the rear garden via a side passage.

Upon entry, you are first led through the dining room, which features an electric fireplace with a brick chimney breast. This is followed by the lounge and the shower room, which includes a WC, wash basin with storage cupboard, and a large shower cubicle, as well as the stairs leading down to the kitchen on the lower ground floor. The kitchen is fitted with multiple storage, a breakfast bar, along with space for freestanding appliances. It also opens directly onto the rear garden.

The first floor comprises the landing, the first double bedroom with a built-in section for wardrobes or storage, and an ensuite featuring a WC, wash basin, and bathtub with overhead shower. The second double bedroom also benefits from an integrated cupboard.

Upstairs on the second floor, you will find the third bedroom, offering a generous amount of space for furniture and comfort, along with a large area for hidden storage.

The rear garden begins with a short slabbed pathway edged with decorative stone features—perfect for displaying potted plants—leading onto an extensive lawn that stretches down the garden. The garden also features a brick-built Anderson shelter.





This property is situated in an extremely convenient area of Redditch, close to Trafford Retail Park, which offers restaurants, leisure centres, and supermarkets, as well as the Kingfisher Shopping Centre and surrounding shops, all just a short distance away. Ideal for commuters, the location benefits from excellent public transport links, with both bus and train stations nearby, in addition to easy access to the M5 and M42 motorways.

**Details:**

**Dining Room** 14'6" x 11'4" (4.42m x 3.45m) max dimensions

**Lounge** 13' x 11'4" (3.96m x 3.45m)

**Shower Room** 10'10" x 6' (3.3m x 1.83m)

**Kitchen** 12'8" x 11'5" (3.86m x 3.48m)

**Bedroom 1** 12'8" x 15'4" (3.86m x 4.67m) max dimensions

**Ensuite** 5'7" x 6' (1.7m x 1.83m)

**Bedroom 2** 10'2" x 15'4" (3.1m x 4.67m)

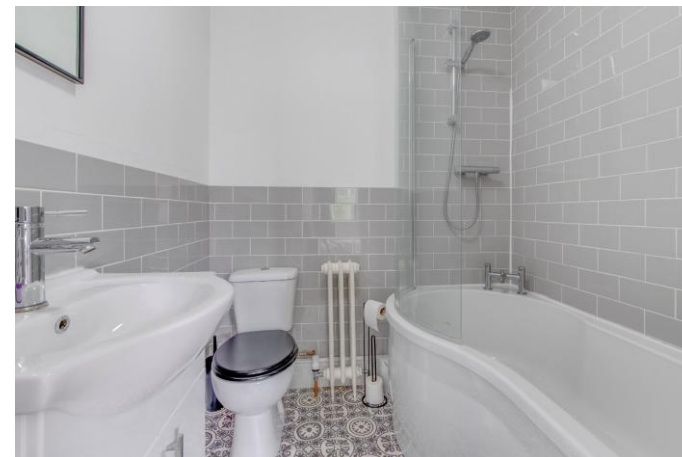
**Bedroom 3** 16'1" x 15'4" (4.9m x 4.67m) max dimensions

**EPC Rating:** To be confirmed

**Council Tax Band:** A (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](http://www.wisermortgageadvice.co.uk)

Property to sell?

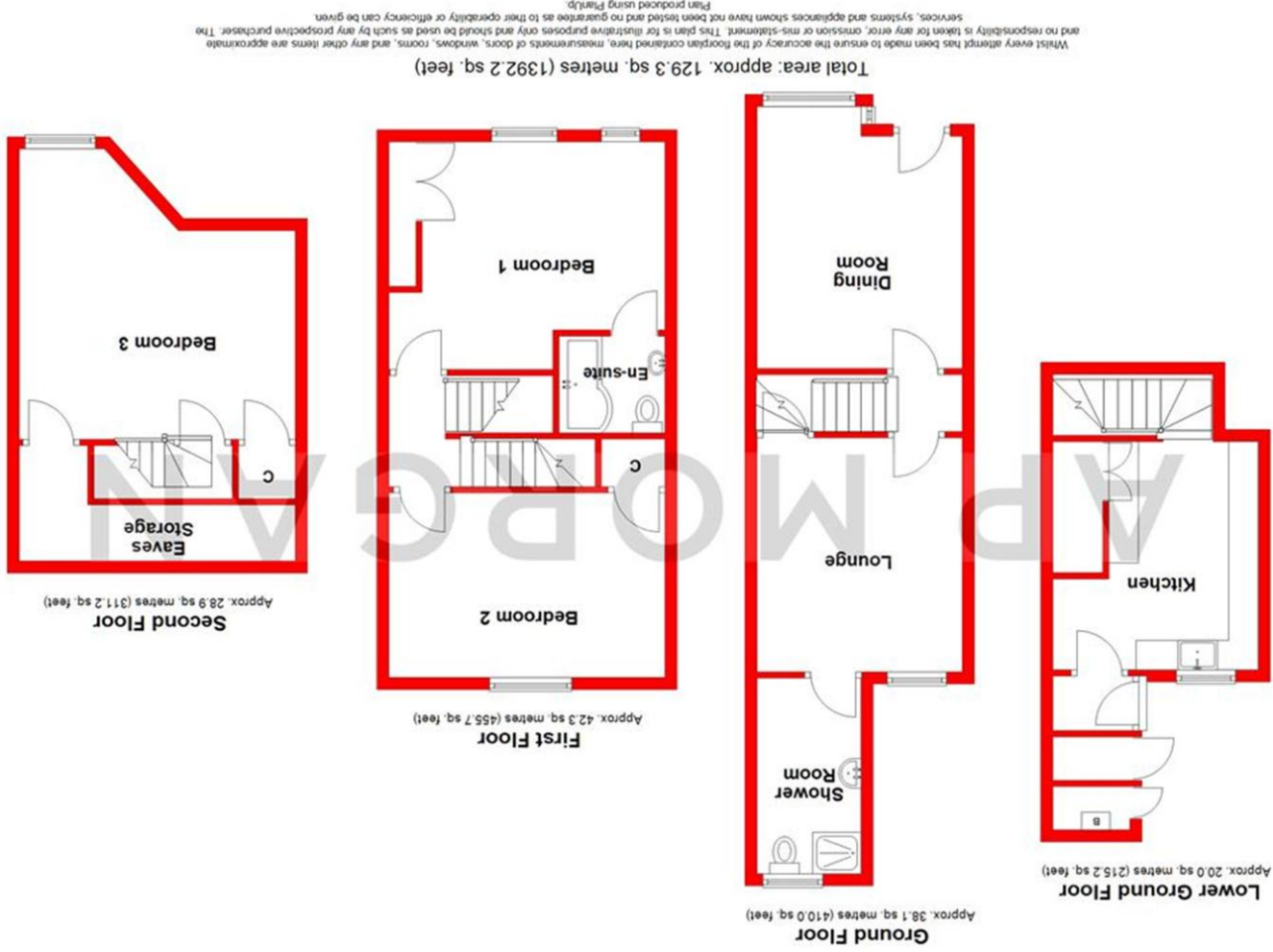
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

Identity Checks

Estate Agents are required by law to conduct anti-money laundering checks on all those buying a property. We have partnered with a third party supplier to undertake these who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £39 + VAT per buyer and this is a non-refundable fee. These charges cover the cost of obtaining relevant data, any manual checks and monitoring which might be required. This fee will need to be paid and the checks completed in advance of the issuing of a memorandum of sale on the property you would like to buy.



No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. These details do not constitute any part of any offer or contract. AP Morgan and their employees and agents do not have any warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of AP Morgan or the vendors. Equipment: AP Morgan has not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc. The Laws of Copyright protect this material. AP Morgan is the Owner of the copyright. This property sheet forms part of our database and is protected by the database right and copyright laws. No unauthorised copying or distribution without permission.