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## Popes Lane

REDDITCH

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**£725,000**





# Three Bedroom Detached House

## Features.

- FOUR RECEPTION ROOMS
- MODERN BREAKFAST KITCHEN
- MASTER SUITE WITH DRESSING ROOM AND EN SUITE BATHROOM
- TWO FURTHER DOUBLE BEDROOMS AND ADDITIONAL LOFT ROOM
- FAMILY BATHROOM
- 1.8 ACRE PLOT (APPROX.) OF GROUNDS AND GARDENS
- TIMBER-BUILT DETACHED DOUBLE GARAGE
- OUTBUILDINGS/STABLES
- GATED DRIVEWAY AND AMPLE PARKING
- EXCELLENT POTENTIAL TO DEVELOP - SUBJECT TO NECESSARY CONSENTS

## Description.

Nestled within a generous plot of approximately 1.8 acres in the sought after village of Astwood Bank, Gresley House is a well presented and spacious three double bedroom detached property, offered with excellent potential for development (subject to the necessary consents), four reception rooms, modern kitchen, master suite with a dressing room and large en suite bathroom, two further double bedrooms, a loft room and substantial grounds and gardens with a detached double garage and outbuildings/stables.

The property is approached via a gated driveway, which leads to ample parking for several vehicles and a timber-built detached double garage with power and lighting. Once inside, the welcoming entrance hall provides access to; the lounge with a bay window; family room with a fireplace; modern breakfast kitchen with French doors to the garden, an island and integrated oven, hob and extractor; a dining room with a bay window; and a further sitting room with a bay window and feature log burner.

Stairs with a glass and oak balustrade lead up to the first floor landing with doors radiating off to; the master suite with a good sized dressing room and a large en suite bathroom with both a bath and separate shower enclosure; double bedroom two with a built-in wardrobe; double bedroom three and the family bathroom.

Further stairs lead up to a spacious loft room, which would make an ideal office, hobbies room or play room with velux windows.





Outside, the property enjoys around 1.8 acres of grounds, with a paved patio, lawns, mature trees and outbuildings/stables to fenced/hedged boundaries. In addition, there is further vehicular access towards the bottom of the plot.

Situated in the sought after village of Astwood Bank, the property benefits from having a number of local amenities all within a ten minute walk, including the Post Office, Pharmacy and a number of pubs/ restaurants. Along with an outstanding rated primary school, there are many nurseries and a good high school all within easy walking access. The village of Astwood Bank offers some stunning country walks, all just a stones throw away. In addition, the town of Redditch offers easy access to motorway links (M42, Jct 2&3) and there are good rail and bus links.

### Room Dimensions:

Hall

Lounge: 14' 9" x 10' 7" (4.50m x 3.25m) max

Kitchen: 16' 0" x 14' 4" (4.90m x 4.38m) max

Dining Room: 10' 9" x 8' 9" (3.28m x 2.68m)

Sitting Room: 11' 11" x 10' 11" (3.65m x 3.35m)

Family Room: 12' 3" x 10' 11" (3.75m x 3.35m)

Stairs To First Floor Landing

Master Bedroom: 14' 9" x 10' 7" (4.50m x 3.25m) max

En Suite: 14' 5" x 8' 10" (4.40m x 2.70m)

Dressing Room: 10' 2" x 6' 8" (3.10m x 2.05m)

Bedroom Two: 12' 4" x 10' 11" (3.78m x 3.35m)

Bedroom Three: 11' 11" x 10' 11" (3.65m x 3.35m)

Bathroom: 10' 10" x 5' 10" (3.32m x 1.80m)

Stairs to Loft Room

Loft Room: 21' 3" x 15' 7" (6.50m x 4.75m) max

Double Garage: 17' 3" x 17' 3" (5.28m x 5.28m)



# Popes Lane, Astwood Bank



For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor Plans made using RoomSketcher.

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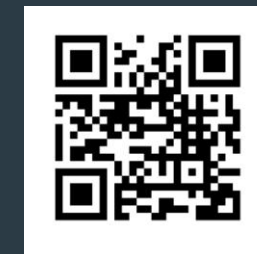
COUNCIL TAX BAND:

TENURE: Freehold

For more information on this house or to arrange a viewing please call the Redditch office on:

01527 540 654

Alternatively, you can scan below to view all of the details of this property online.



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