



**arden**  
ESTATE AGENTS

**Arthur Street, Lakeside, Redditch B98 8LH | £160,000**

Three Bedroom Mid Terraced Property

#### Features:

- Three Bedrooms
- Lounge
- Kitchen/Diner
- Guest WC
- Family Bathroom
- Front and Rear Garden
- Off Road Parking

#### Summary:

A neatly presented three bedroom mid terraced property benefiting from a guest WC, front and rear gardens, off road parking and situated in the Lakeside district of Redditch.

#### Description:

This property has been well presented throughout. The accommodation in brief comprises:- A lounge with front aspect window and feature fireplace, A kitchen/diner with integrated oven and hob, space for free standing appliances and room for a table and chairs. The kitchen also offers access to the rear garden and Guest WC. A rising staircase from the hall leads to the first floor and offers:- The master bedroom, a spacious second bedroom, the third bedroom of single use and benefiting from a built in wardrobe. Completing the first floor is the main family bathroom with sink, WC and bath with shower over.

#### Outside:

The front aspect of the property has been neatly presented with a gravel laid front garden edged with feature flower beds. The rear garden is mainly laid to lawn with a patio area, timber shed, fenced boundaries, side gate access and also benefits from rear gated access to off road parking for two vehicles.

#### Location:

The town of Redditch offers easy access to motorway links (M42, Jct 2&3) and there are good rail and bus links. There are also excellent leisure facilities along with cultural attractions, and the Kingfisher Shopping Centre.



## Room Dimensions:

### Hall

### Lounge:

13' 9" x 13' 1" (4.20m x 4.00m) max



### Kitchen/Diner:

17' 2" x 10' 0" (5.25m x 3.05m) max



### Downstairs WC

### Stairs To First Floor Landing

### Master Bedroom:

10' 9" x 10' 4" (3.30m x 3.15m) max



### Bedroom Two:

12' 11" x 8' 6" (3.95m x 2.60m)



### Bedroom Three:

9' 8" x 8' 7" (2.95m x 2.62m)

### Bathroom:

7' 6" x 6' 6" (2.30m x 2.00m) max



**EPC: D**

**Council Tax Band: B**

**Tenure: Freehold**

For more information on Arthur Street or to arrange a viewing, please call the Redditch Office on 01527 540 654



Arthur Street, Redditch

Ground Floor



Total Area Approx:  
80.7 sq metres (868 sq ft)

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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