



## Offenham Close

REDDITCH

Offers In Excess Of:

**£300,000**





# Four Bedroom Link Detached Property

## Features.

- FOUR BEDROOMS
- FAMILY BATHROOM
- TWO RECEPTION ROOMS
- KITCHEN
- CONSERVATORY
- GUEST CLOAKROOM
- NO ONWARD CHAIN
- INTEGRAL GARAGE AND OFF ROAD PARKING
- WRAP AROUND GARDENS
- POPULAR LOCATION

## Description.

Summary: A well positioned, within a corner plot four bedroom link detached property offered with two reception rooms, integral garage, conservatory and situated in the popular location of Church Hill North, Redditch. \*\*No Onward chain\*\*

Description: A deceptively spacious family home with the accommodation briefly comprising:- A spacious lounge with front aspect window and brick built feature fireplace, a dining room/second reception room with access to both the conservatory and through to the kitchen. The kitchen offers a range of fitted units, space for free standing appliances and access to the guest cloakroom, rear garden and integral garage. A rising staircase leads to the first floor and offers a spacious master bedroom with dual aspect windows, an additional two good sized bedrooms both benefiting from built in storage and a fourth bedroom of single use. The family bathroom benefits from a bath with shower over, basin and WC.

Outside: The front aspect of the property is approached by a neatly maintained fore garden with a block paved driveway providing space for up to four vehicles to off road park, access to the garage and to the main residence via an enclosed porch. The rear garden offers a delightful space to dine or entertain friends and family with a generously proportioned paved patio, neatly maintained lawn, raised gravel area with feature flower beds, side gate access and backing onto a greenspace nature reserve.

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:

Lounge: 10' 11" x 14' 11" (3.33m x 4.55m)

Dining Room: 12' 11" x 8' 1" (3.94m x 2.48m)

Conservatory: 10' 0" x 6' 8" (3.05m x 2.05m)

Kitchen: 12' 10" x 15' 1" (3.93m x 4.60m) max

WC 6' 11" x 2' 6" (2.13m x 0.77m)

Garage: 18' 4" x 7' 9" (5.59m x 2.37m)

Stairs To First Floor Landing

Master Bedroom: 7' 7" x 17' 8" (2.33m x 5.41m)

Bedroom Two: 9' 11" x 11' 0" (3.04m x 3.36m) max

Bedroom Three: 11' 4" x 9' 11" (3.47m x 3.04m) max

Bedroom Four: 8' 0" x 5' 10" (2.46m x 1.78m)

Bathroom: 6' 5" x 6' 7" (1.96m x 2.02m)

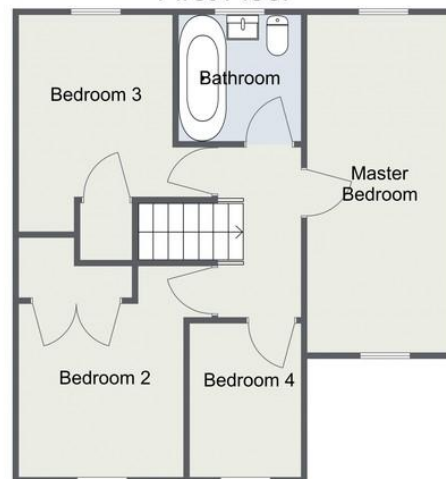
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Offenham Close, Church Hill North  
Ground Floor



First Floor



Total Area Approx  
111.9 sq m  
1204.5 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.

EPC: C

COUNCIL TAX BAND: D

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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