



5 The Rise, Hopwood, Alvechurch, B48 7AP | £395,000
Three Bedroom Detached Property

Summary:

An extended traditional detached residence with generous living accommodation, three double bedrooms and superb views. The property is positioned in an enviable location surrounded by rolling countryside, yet within close proximity to local amenities within both Barnt Green, Alvechurch and Longbridge.

Description:

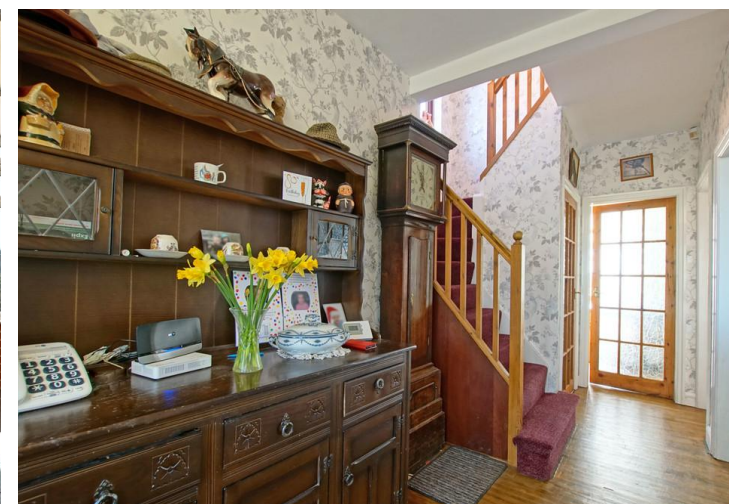
The interconnecting ground floor accommodation comprises: Enclosed porch, entrance hall with guest cloakroom, sitting room with large bay window and feature fireplace and lounge offering wood burning stove and bi-folding door leading to the conservatory (which boasts underfloor heating). The generous 'L-shaped' entertaining kitchen/diner overlooks the garden and features a utility room off leading into the garage.

The first floor continues: Master bedroom with bay window, principal guest bedroom with fitted wardrobes and magnificent uninterrupted views, third bedroom (with sloping roof) also with fitted storage and modern family bathroom with large bathtub and separate shower enclosure.

The south east facing rear garden is primarily laid to lawn with patio area, shed, hedged boundaries, an array of shrubs and trees and delightful views beyond. Parking includes a tarmacked driveway to the fore and provides access to the garage. The property itself is discretely set along a service road off the Birmingham Road.

Location:

The residence is situated between the quaint village of Alvechurch and rural Hopwood, conveniently located (and also within catchment) for Alvechurch First and Middle schools as well as shopping, pubs and restaurants within Alvechurch village centre and walks along the local canal network and railway station. The Westmead Hotel is within walk distance, and two renowned public houses, the Peacock and the Coach and Horses (with it's own mini brewery) are located just over two miles away. Also nearby are the facilities offered by Barnt Green, Redditch, Solihull and central Birmingham (located approx. 10 miles away).



Room Dimensions:

Sitting Room:

16' 2" (into bay) x 10' 11" (4.93m x 3.33m)

Lounge:

15' 8" (max) x 10' 11" (4.79m x 3.33m)

Conservatory:

11' 5" x 16' 6" (3.48m x 5.04m)

Kitchen/Diner:

16' 11" (max) x 18' 3" (max) (5.17m x 5.58m)

Utility Room:

10' 1" x 4' 3" (3.08m x 1.31m)

Garage:

14' 2" x 7' 5" (4.33m x 2.27m)

Stairs To First Floor Landing

Master Bedroom:

16' 7" (into bay) x 10' 11" (5.07m x 3.33m)

Bedroom Two:

15' 7" (into bay) x 8' 11" (4.76m x 2.74m)

Bedroom Three:

13' 10" (max) x 9' 6" (4.22m x 2.90m)

Bathroom:

9' 3" x 8' 2" (2.82m x 2.51m)



EPC: TBC

Council Tax Band: E

Tenure: Freehold

For more information on The Rise or to arrange a viewing, please call the Barnt Green Office on 0121 447 8300



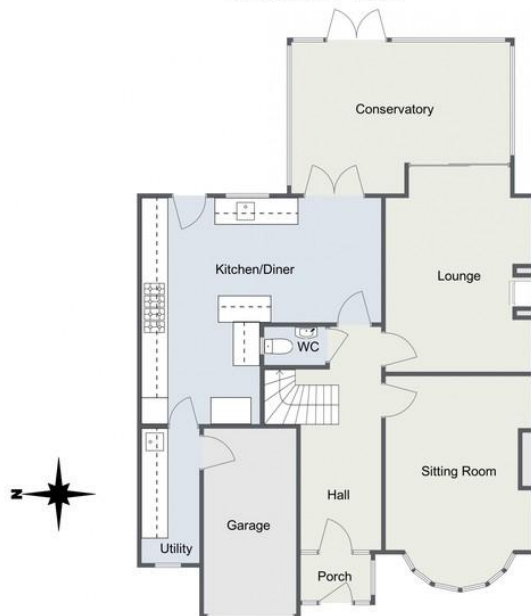
The Rise, Hopwood First Floor



The Rise, Hopwood First Floor



Ground Floor



Ground Floor



Total Approximate Area (Including Garage): 152.2 sq. m (1,638.26 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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