



Stourbridge Road, Bromsgrove, B61 0AN | £269,950  
Three Bedroom Semi-Detached House

### Features:

- Three Bedrooms
- Family Bathroom and Downstairs WC
- Two Reception Rooms and Conservatory/Dining Room
- Kitchen
- Good Sized Rear Garden
- Off Road Parking
- Within Easy Distance of Bromsgrove Town Centre

### Summary:

A well presented three bedroom semi-detached house, offered with two reception rooms, a conservatory, good sized rear garden and off road parking, situated near to Bromsgrove town centre.

### Description:

The accommodation, in brief, features:- Off Road Parking, Hall, Living Room with Bay Window, Lounge with Feature Fireplace and French Doors to Dining Room/Conservatory with Access to Rear Garden, Kitchen with Integrated Oven, Gas Hob and Extractor, Downstairs WC, Stairs to First Floor Landing, Master Bedroom, Double Bedroom Two with Bay Window, Bedroom Three and Family Bathroom with Shower over Bath.

### Outside:

Outside, the property enjoys a good sized rear garden with a paved patio, lawn with feature pond and fenced/hedged boundaries.

### Location:

The property is conveniently located within easy distance from the Artrix Art and Entertainment Centre, the new leisure centre and to the town centre offering a range of eateries, supermarkets as well as doctors, dentists, Health Centre and professional services. In addition, there are first, middle, and high schools and easy access to the motorway network (M5 and M42).



## Room Dimensions:

### Hall

### Living Room:

12' 9" x 10' 11" (3.89m x 3.33m) max

### Lounge:

15' 5" x 10' 7" (4.71m x 3.23m)

### Kitchen:

15' 2" x 6' 0" (4.63m x 1.83m)

### Dining Room:

9' 11" x 7' 8" (3.03m x 2.35m)

### WC

6' 1" x 3' 9" (1.86m x 1.16m)

### Stairs To First Floor Landing

### Master Bedroom:

13' 6" x 10' 7" (4.12m x 3.23m) max

### Bedroom Two:

15' 3" x 10' 2" (4.67m x 3.10m) max

### Bedroom Three:

7' 9" x 6' 5" (2.38m x 1.98m)

### Bathroom:

9' 7" x 5' 11" (2.94m x 1.82m)

**EPC:** D

**Council Tax Band:** C

**Tenure:** Freehold

For more information on Stourbridge Road or to arrange a viewing, please call the Bromsgrove Office on 01527 872 479



Ground Floor



First Floor



Total Area Approx  
99.9 sq m  
1075.3 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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