



Upland Grove, Bromsgrove
Offers in Excess of £335,000

Features:

- Extended, four bedroom detached house
- Well-proportioned lounge
- Separate dining room
- Breakfast kitchen
- Ground floor shower room, + family bathroom
- Attached garage, carport, 5 car driveway
- Pleasant front and rear gardens
- NO CHAIN, EPC rating D

Description:

*** OFFERED WITH NO ONWARD CHAIN*** An EXTENDED, four bedroom detached house set to a semi secluded location in a popular cul-de-sac in Norton. Ideally located for main spine routes towards the M42/M5 motorway junctions, and within reach of local shops, community hall, play ground and eating establishments, as well as accessible for walks into open fields. The property sits behind a 5 car block paved driveway, leading under the carport, providing shelter to the main entrance. Initial hallway, with stairs rising to the first floor, access to a most useful ground floor w.c. 18ft wide rear lounge, with coal effect fire to chimney breast and patio doors leading onto the garden. Extended dining room, also with further patio doors. Extended breakfast kitchen, offering an abundance of wall and base cupboards, inset sink, space and plumbing for appliances, window to side next to the breakfast bar. Stairs rise to a bright and airy landing, giving access to the airing cupboard and doors to three double bedrooms, plus a single bedroom four, as well as the family bathroom upstairs. Both bedrooms one and four have fitted wardrobes. Outside to rear sits a mature garden, laid initially with a block paving to patio area, lawn surrounded by shrubs and trees, with a timber shed to the far corner. Other benefits include: Double glazing and replaced gas central heating boiler.



Details:

Entered to side under the carport.

Hallway

Ground floor shower room

Lounge

18' 0" x 12' 10" (5.48m x 3.91m)

Extended Breakfast Kitchen

17' 7" x 8' 7" (5.36m x 2.61m)

Extended Dining Room

17' 7" x 8' 10" (5.36m x 2.69m)

Stairs rise to spacious first floor landing

Bedroom 1

13' 2" x 9' 7" (4.01m x 2.92m)

Bedroom 2

10' 8" x 9' 9" (3.25m x 2.97m)

Bedroom 3

10' 3" x 8' 4" (3.12m x 2.54m)

Bedroom 4

10' 1" x 7' 2" (3.07m x 2.18m)

EPC Rating:

Council Tax Band: (tbc by solicitors).

Tenure: (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 910 300.



How can we help you?

Need a mortgage?

We recommend Morgan Financial Solutions. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01527 910 300, or visit their website for more information: www.morganfs.co.uk

Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

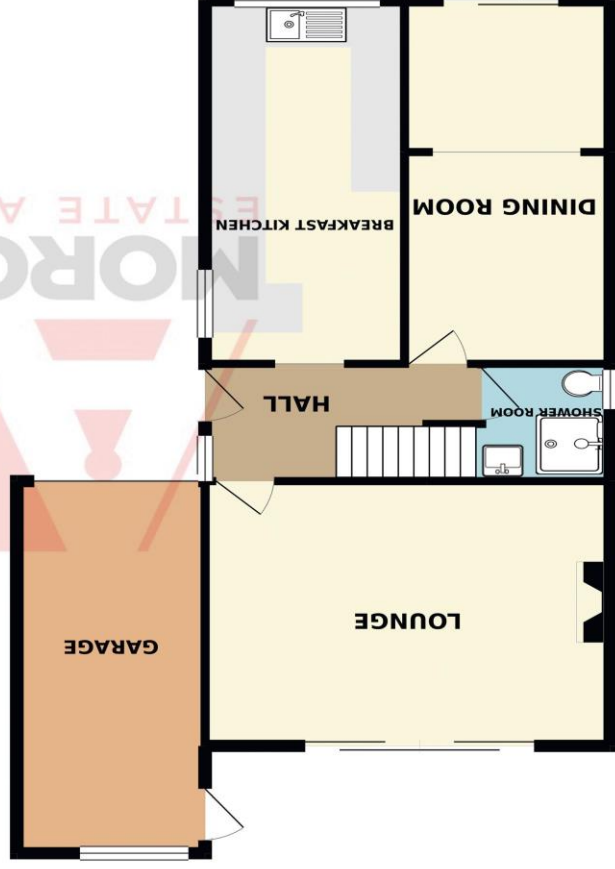
Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

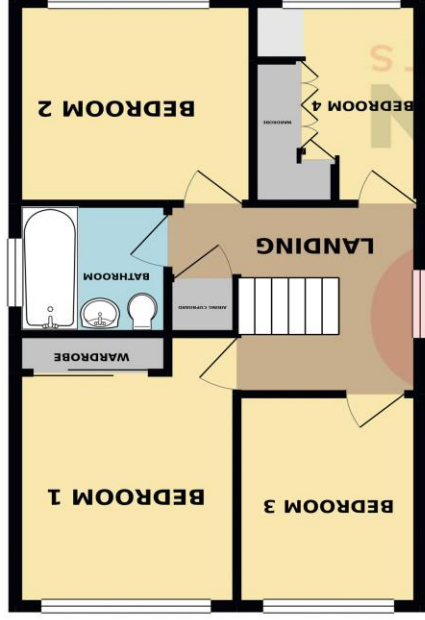
Need a removal company and storage?

A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.

GROUND FLOOR 774.22 sq. ft.
(71.93 sq. m.)



1ST FLOOR 509.04 sq. ft.
(47.29 sq. m.)



TOTAL FLOOR AREA : 1283.25 sq. ft. (119.22 sq. m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The errors, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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