



Dagtail Lane , Nr. Astwood Bank
Redditch, B97 5QT

Offers In The Region Of £485,000

 3  2  3  D

Situated in a desirable location on the outskirts of Astwood Bank, an immaculate, bright and spacious, Detached family home, Extended on the ground floor with large garden to the rear having a fabulous outlook over mature woodland. There is further scope to improve/adapt or extend if desired (subject to PP).

The property is set behind a mature hedge to the front and side with access onto a large shaped drive edging the lawn. There is parking for 3 vehicles and a Garage.

Internally, the deceptively spacious accommodation comprises; Reception hall, Living room with bay window to the front, Dining room with patio doors overlooking terrace and garden, Versatile Office/ Family room /4th Bedroom if required), with french doors to the terrace, and a Breakfast Kitchen with Utility. There is also a Downstairs Shower room/WC.

Upstairs; The Landing gives access to THREE good size Bedrooms and a modern Family Bathroom. The bedrooms to the front have an attractive outlook with some far distant views.

The Rear Garden is a major feature of this property. A large raised Terrace stretches across the rear of the property providing a fabulous entertaining area overlooking the extensive Gardens which slope down from the terrace to a large level area at the rear. The garden is surrounded by mature woodland which



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provides a beautiful outlook from the house and terrace and often provides frequent opportunity to enjoy local wildlife/birds.

The property has double glazing, gas central heating and a private drainage system.





Tax Band: E

Council: Redditch

Tenure: Freehold

Dagtail Lane is a desirable and sought-after country lane in between Astwood Bank and Redditch and borders open countryside to one side and natural woodland to the other. Astwood Bank is a short walking distance away where there are several local convenience stores, cafes, pubs, hair-dressers, Doctors and excellent local schools. The town centre of Redditch is approx 3/4 miles drive and provides all major facilities and several supermarkets.

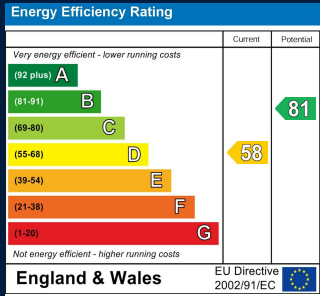
Floor Plan



Map



Energy Performance



Jeremy McGinn & Co

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49A High Street, Alcester, Warwickshire, B49 5AF
Tel: 01789 868587 Email: alcester@jeremymcginns.com www.jeremymcginns.com