



11 Mill Court, Alvechurch, B48 7JY

£475,000

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## Description

The accommodation comprises: Entrance hall with guest cloakroom, an impressive 20' dual aspect living room with feature electric stove and an open aspect kitchen/dining room with integrated double oven, four ring gas hob, extractor fan, fridge/freezer, wine cooler and access to a utility room.

The first floor features a spacious landing with cupboard containing the hot water tank, double bedroom with built in wardrobes and modern en suite shower room, three additional bedrooms and contemporary house bathroom with claw foot tub.

## Outside

The property enjoys an attractive low maintenance rear garden including a patio seating area, astro turf lawn, area of planting, hedged and fenced boundaries and gate leading to the communal courtyard which provides access to the garage and allocated parking space in front as well as access to an adjacent communal garden with children's play area.

**Garage** - 5.74m x 2.48m (18'9" x 8'1")

**Lounge** - 6.13m x 3.44m (20'1" x 11'3")

**WC** - 1.93m x 0.88m (6'3" x 2'10")

**Kitchen/Diner** - 6.11m x 3.61m (20'0" x 11'10") max

**Utility Room** - 1.94m x 1.77m (6'4" x 5'9")

## Stairs To First Floor Landing

**Master Bedroom** - 4.13m x 3.49m (13'6" x 11'5") max

**Ensuite** - 1.76m x 1.64m (5'9" x 5'4") max

**Bedroom 2** - 3.55m x 2.5m (11'7" x 8'2")

**Bedroom 3** - 2.89m x 2.55m (9'5" x 8'4") max

**Bedroom 4** - 2.52m x 2.38m (8'3" x 7'9")

**Bathroom** - 1.98m x 1.76m (6'5" x 5'9")

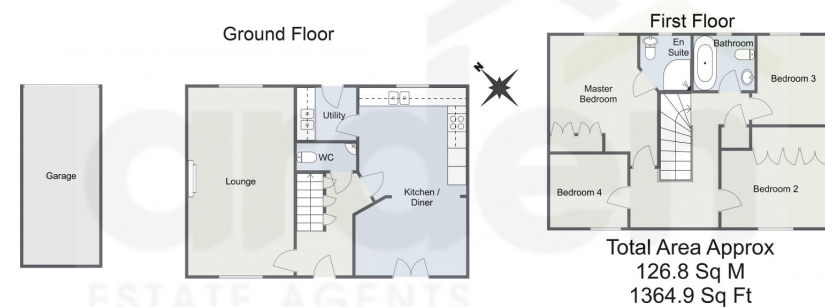




- Impressive 20' Living Room with Feature Electric Stove
- Utility Room and Guest Cloakroom
- Three Additional Bedrooms and House Bathroom
- Garage and Allocated Parking Space
- Set in the Heart of Alvechurch Village
- Open Aspect Kitchen/Dining Room
- Double Bedroom with En Suite Shower Room
- Attractive Low Maintenance Rear Garden
- Communal Gardens and Courtyard
- Refurbished by the Current Owners



Mill Court, Alvechurch



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.

For more information on this house or to arrange a viewing please call the office on:

**0121 447 8300**

Alternatively, you can scan the QR to view all of the details of this property online.

