



284 Old Birmingham Road, Lickey, B45 8ES

Offers Over £375,000

3 1 2



Summary

A charming 1930s home, from the outside still retaining its traditional period features yet inside featuring a previously extended and modernised interior as well as a SOUTH EASTERLY rear garden, generous driveway and garage. The property is located just a stone's throw from the Lickey Hills Country Park and sought after primary school and is within easy reach of the Midlands motorway network.

Description

The accommodation comprises: Enclosed porch, entrance hall with a solid oak front door, oak staircase and stained glass double glazed window, lounge with gas living flame fire, extended dining room with snug area and french doors onto the patio and a galley kitchen including a range cooker, integrated dishwasher and fridge, storage cupboard and access to the garden. A utility room area and guest cloakroom are located just off the kitchen.

The first floor features two double bedrooms, single bedroom (or alternatively an office) and modern family bathroom.

Outside

Externally, the property boasts a SOUTH EASTERLY rear garden with terrace and circular bench, steps descending to a lawn with planted borders and stepping stone pathway leading to a gravelled area. A single garage lies to the back of the property, behind the garden, accessed via either the garden gate or 'Malvern Road'. Parking includes a generous tarmacked driveway to the fore, suitable for several vehicles.

Lounge: 14' 3" x 11' 8" (4.36m x 3.57m)

Dining Room: 17' 11" x 10' 1" (5.48m x 3.09m)

Kitchen: 15' 6" x 7' 3" (max) (4.73m x 2.21m)

Stairs To First Floor Landing

Master Bedroom: 14' 4" x 11' 8" (max) (4.37m x 3.58m)

Bedroom Two: 12' 0" x 10' 2" (3.66m x 3.10m)

Bedroom Three: 8' 8" x 7' 8" (2.66m x 2.35m)

Bathroom: 7' 1" x 6' 2" (2.16m x 1.88m)

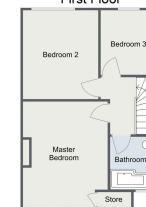




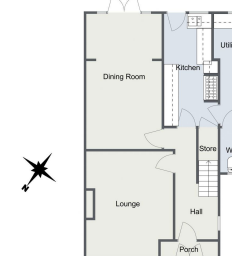
- Extended and modernised interior
- Galley kitchen, utility and WC
- Modern family bathroom
- Single garage located behind the garden
- Within catchment for a sought after primary school
- Two reception rooms
- Two double bedrooms and single bedroom
- South easterly rear garden
- Generous driveway
- Walking distance to the Lickey Hills country park



Old Birmingham Road, Lickey
First Floor



Ground Floor



Total Approximate Area: 105.6 sq. m (1,136.66 sq. ft)

For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & to the scale. Floor Plans made using roomsketcher.com.

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.

