

AP MORGAN



Victoria Road, Bromsgrove
Offers in the Region Of £600,000

Features:

- Vastly extended, traditional, 1930's, detached house
- Four double bedrooms (two with modern en-suites)
- Reception room with bay & additional living room
- Spacious & contemporary fitted kitchen/dining room
- Family bathroom & ground floor W/C
- Generous driveway & large rear garden
- Characterful period style features
- EPC - TBC

Description:

A stunning example of a traditional 1930's detached residence, having been vastly extended to provide four double bedrooms, spacious and versatile ground floor living, while still retaining much of its period charm and character. The property sits within a highly desirable location on the fringes of Bromsgrove Town. Upon approach, the property is set behind a large frontage, offering parking for multiple cars, and a storm porch leading to the attractive wooden door with decorative stained-glass windows. Once inside the layout briefly comprises; entrance hall offering stairs rising to the first floor; ground floor W/C; spacious front reception room, enjoying large bay to the front aspect and feature multifuel burner; generous living/family room, having fitted coal effect gas fire and double French doors out to the rear; impressive and contemporary open plan kitchen/dining room, boasting a large central island unit with breakfast bar, and a range of integrated Neff appliances to include, slide and hide oven, multipurpose oven/microwave/grill, large plate warming drawer, and a five burner gas hob, additionally the kitchen enjoys space for an American style fridge/freezer, integral dishwasher, integrated bin storage, larder store cupboard, and a utility cupboard having plumbing for a washing machine and space for tumble dryer. Rising upstairs, the spacious, split-level landing, has doors that radiate off to; a beautiful, dual aspect master bedroom having access to a modern en-suite shower room; spacious double bedroom two, also having its own contemporary styled en-suite shower room; double bedroom three boasting a large bay window to the front aspect; double bedroom four having views over the rear garden; and a four-piece family bathroom suite offering a corner, spa-style bathtub, and a separate shower enclosure. Towards the rear of the property enjoys a south facing, beautifully landscaped, private aspect garden, being mostly laid to a large lawn, raised paved patio seating area, side access gate to the frontage, and mature planted borders. Towards the rear of the garden situates two timber sheds, one being fitted with double glazing and power sockets, which would make an ideal home office space with some light conversion. Furthermore, the property benefits from; gas fired central heating and double glazing throughout; original timber flooring in parts of the property; external power socket in front porch; and external taps fitted to the front and rear. Situated within a sought-after location, the property enjoys ease of access into Bromsgrove town and it many amenities. The residence is also well-placed for fantastic catchment to highly regarded local schooling, in addition to excellent transport links including ease of access to the M5 & M42.



Details:

Storm Porch
Entrance Hall
Ground Floor W/C

Front Reception Room
14' 6" into bay x 12' 0" max (4.42m x 3.65m)

Living Room
19' 6" x 11' 2" (5.94m x 3.40m) both max

Office/Snug
9' 0" x 7' 11" (2.74m x 2.41m) both max

Kitchen/Dining Room
18' 3" x 20' 1" (5.56m x 6.12m) both max

Utility Cupboard
5' 0" x 3' 11" (1.52m x 1.19m)

First Floor Landing
Master Bedroom
18' 3" x 10' 11" (5.56m x 3.32m) both max

En-suite Shower Room
6' 8" x 4' 5" (2.03m x 1.35m)

Bedroom Two
12' 11" x 11' 8" max (3.93m x 3.55m)

En-suite Shower Room
9' 2" x 4' 6" (2.79m x 1.37m)

Bedroom Three
14' 6" max into bay x 12' 0" max (4.42m x 3.65m)

Bedroom Four
14' 1" x 8' 10" (4.29m x 2.69m) both max

Family Bathroom
7' 8" x 7' 5" (2.34m x 2.26m)

EPC Rating:
Council Tax Band: D (tbc by solicitors).
Tenure: Freehold (tbc by solicitors). **For more information or to arrange a viewing, please call us on 01527 910 300.**



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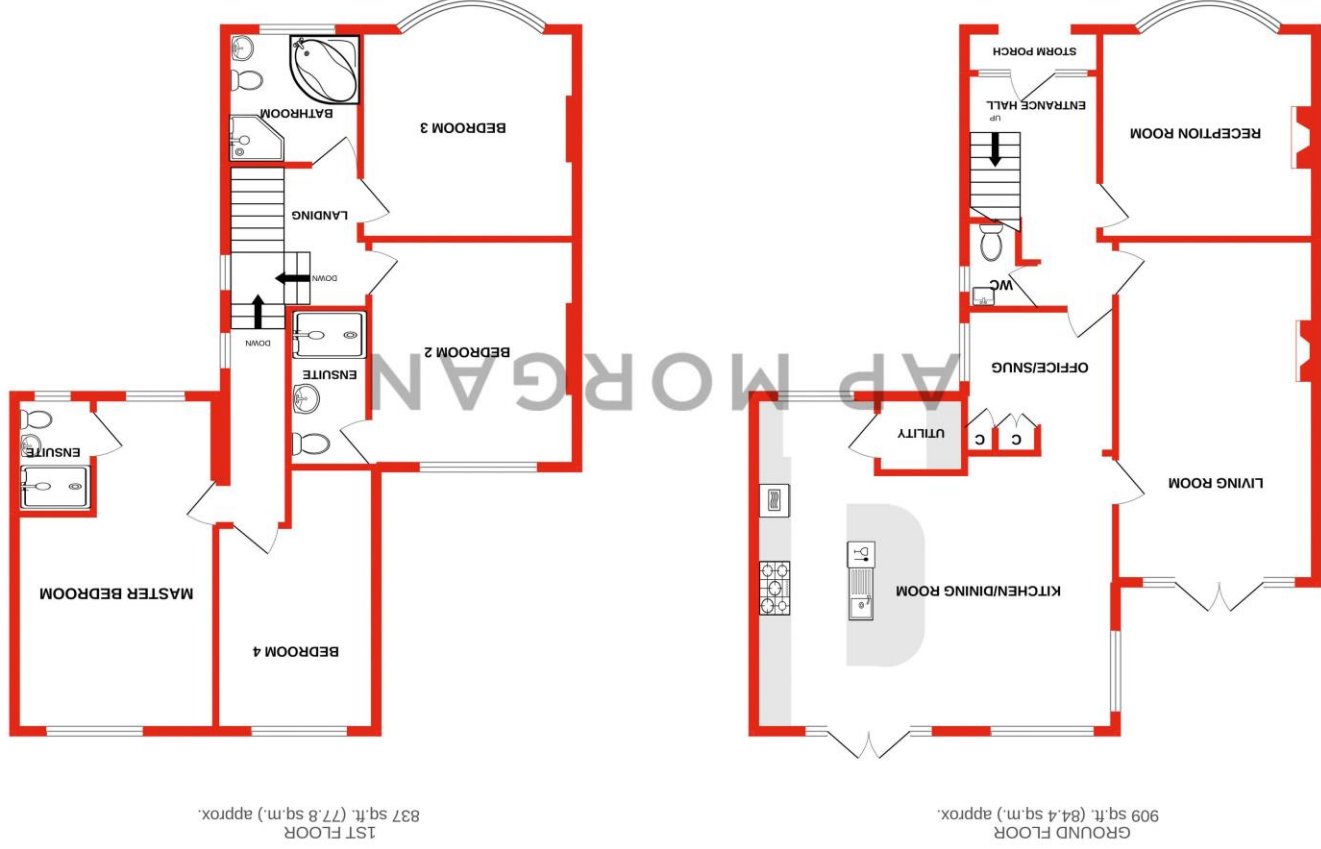
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