



£175,000

Church Road, Catshill, Bromsgrove. B61 0JY

GUEST
ESTATE AGENTS

Church Road, Catshill, Bromsgrove.
B61 0JY

Charming one bedroom Victorian cottage
Living/dining room with log burner
Kitchen
Double bedroom with fitted wardrobes
Modern bathroom
West facing rear cottage garden
Garden room with power
Wooden shed and large log store
Front garden with brick built storage shed
Peaceful location

Tucked away on Church road, towards the edge of Catshill, Bromsgrove this beautifully presented, charming one bedroom Victorian cottage offers character, comfort, and a peaceful setting; ideal for first-time buyers, downsizers, or those seeking a cosy retreat.

Inside, the property features a delightful living/dining room that blends character and charm, with a log burner and a beautiful tiled hearth that reflects the Victorian heritage of the home. The wood-effect laminate flooring adds warmth and practicality, while a large window frames lovely views over the west facing cottage garden, filling the space with afternoon and evening sunlight. The kitchen is well-appointed, offering a built-in oven, hob, and fridge. Upstairs, the double bedroom boasts pretty, fitted wardrobes, while the modern bathroom includes a shower over the bath and a sleek, fresh finish.

The west-facing rear cottage garden is a true highlight; a tranquil outdoor haven with black paved pathways, a patio and lawn.



Church Road, Catshill, Bromsgrove.
B61 0JY

Floorplan & Further Details

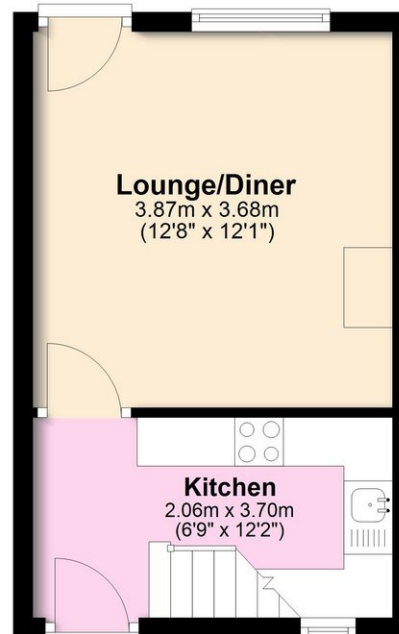
Charming one bedroom Victorian cottage
Living/dining room with log burner
Kitchen
Double bedroom with fitted wardrobes
Modern bathroom
West facing rear cottage garden
Garden room with power
Wooden shed and large log store
Front garden with brick built storage shed
Peaceful location

Tucked away on Church road, towards the edge of Catshill, Bromsgrove this beautifully presented, charming one bedroom Victorian cottage offers character, comfort, and a peaceful setting; ideal for first-time buyers, downsizers, or those seeking a cosy retreat.

Inside, the property features a delightful living/dining room that blends character and charm, with a log burner and a beautiful tiled hearth that reflects the Victorian heritage of the home. The wood-effect laminate flooring adds warmth and practicality, while a large window frames lovely views over the west facing cottage garden, filling the space with afternoon and evening sunlight. The kitchen is well-appointed, offering a built-in oven, hob, and fridge. Upstairs, the double bedroom boasts prettvtv. fitted wardrobes. while the modern

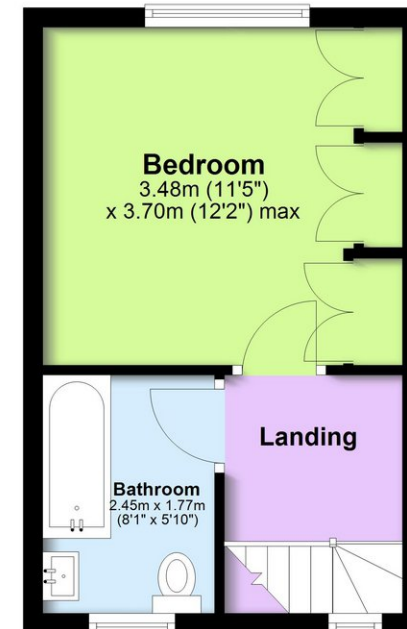
Ground Floor

Approx. 22.2 sq. metres (239.3 sq. feet)



First Floor

Approx. 22.3 sq. metres (240.2 sq. feet)



Total area: approx. 44.5 sq. metres (479.5 sq. feet)

Whilst every attempt has been made to ensure the accuracy of this floorplan, measurements of doors, windows, rooms and any other item 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.
Plan produced using PlanUp.

These details are not an offer or contract. You should not rely on statements by Guest Estate Agents in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. The tenure needs to be verified via your solicitors. Areas, measurements and distances are approximate and measured to maximum distances for irregular shaped rooms. Any reference to alterations or extensions, or use of, or any part of the property does not mean that the necessary planning, building regulations or any other consent has been obtained. A buyer must find out by inspection or other ways to verify that these matters have been dealt with and that the information is correct.

Need a mortgage?

We recommend Guest Independent Mortgage Advice who can search the market, get a decision in principle and achieve mortgage offers quickly. They also have a five star rating for excellent customer service so give them a call on 01527 306425, or visit www.guestindependent.com

Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market (and preferably sold) before viewing, otherwise you may lose out to other buyers when the right property comes along. We can get your property 'live' quickly if you need to sell, just ask for a free valuation and we can pop out to your property and discuss your needs.

Need a solicitor?

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

Need a surveyor?

If you are getting a mortgage then the mortgage lender will instruct a basic valuation on the property you are buying. If you want a more detailed survey you might be able to do this through the mortgage lender. If not, or if you are not getting a mortgage or just prefer to instruct your own surveyor, we can recommend someone to you.

Need a removal company and storage?

Don't fancy the idea of multiple trips in your mate's van? We can recommend a professional and competitive local firm.

Where to find us:

Our address is: 1 St Godwalds Road, Aston Fields, Bromsgrove B60 3BN (near Bromsgrove train station)

