



£300,000

Carlyle Road, Bromsgrove. B60 2PN

GUEST
ESTATE AGENTS

Semi-detached Victorian house
Planning for 2 storey side and rear extension
Three bedrooms
Spacious living/dining room
New modern bathroom
Driveway for two cars & garage
Low Maintenance south facing rear garden
Aston Fields location

This is a lovely, three bedroom, semi-detached Victorian house that spans three floors on a sought after road in Aston Fields, Bromsgrove. With its south facing rear garden, detached garage and off road parking for two cars, and its close proximity to Bromsgrove train station, this home offers a rare blend of charm, space and convenience.

Planning permission granted
Bromsgrove District Council granted planning permission in June 2022 for a two storey side extension to the east elevation and combined two storey and single storey rear extension to the south elevation.

The existing property is set back from the road and benefits from a driveway to provide off street parking for two cars, a garage and side access to the rear garden. You enter into a hallway which takes you into the large, welcoming living/dining room with dual aspect windows, allowing natural light to flood in throughout the day as the sun moves round. The kitchen is thoughtfully located to the rear, with access out to the garden. Outside, the south facing rear garden is a true highlight, featuring a raised patio to the back and side of the house, perfect for entertaining, a lush lawn, and mature cottage-style borders full of seasonal colour. Upstairs, on the first floor are two well-proportioned bedrooms and a bright, beautifully presented shower room with a modern walk in shower. The top floor has a third bedroom, complete with eaves storage, ideal as a guest room or peaceful home office.

Aston Fields is one of Bromsgrove's most sought-after residential areas, known for its vibrant community feel and excellent local amenities. The area is ideally placed for commuters, with Bromsgrove train station just 0.3 miles away, providing direct links to Birmingham and Worcester. Residents also enjoy easy access to the M5 and M42 motorways, making it perfect for travel by road. Green spaces and countryside walks are also just a short walk away, offering the best of town and country living.

Tenure: Freehold

*The property is believed to be freehold by the current owners. This will be verified during the legal process by the conveyancers.

EPC Rating: TRC



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Floorplan



Total area: approx. 86.1 sq. metres (926.8 sq. feet)

GARAGE NOT IN ACTUAL POSITION. TOTAL AREA INCLUDES GARAGE. 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.

Want to view this property?

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Guest Estate Agents can offer you an outstanding level of service, successfully selling property in and around Bromsgrove. For a free valuation, call us on 01527 306420, or email hello@guestestateagents.com

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Everything else

For surveys, removals, EPCs, or any other property related needs, we can recommend someone reliable to help you.

Our contact details

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