



**£335,000**  
Steel Close, Bromsgrove. B60 3GQ

**GUEST**  
ESTATE AGENTS

Three bedrooms & separate office

Kitchen & downstairs WC

Living/dining room

Conservatory

En-suite and family bathroom

Driveway with detached garage

Bromsgrove train station 7 minute walk away

Close to Aston Fields centre

Situated in the desirable Breme Park development, this contemporary three bedroom home spans three floors, offering versatile living spaces and neutral finishes throughout.

Designed for comfortable family living, the property features a kitchen, a spacious living/dining room, three well-proportioned bedrooms plus an office, a detached garage and driveway parking.

The property is set back from the road with a small, neat, hard landscaped front garden with a tree and shrubs providing some privacy screening from next door. There is a tarmacadam driveway with space for two cars to the side of the property and a detached single garage. You enter the property into a hallway which leads you into the kitchen, downstairs WC and spacious living/dining room. This inviting living area offers a practical and welcoming space with stylish wood-effect flooring and neutral décor. Natural light pours in through large windows and French doors, which open into a bright conservatory, creating a seamless connection to the outdoors. The room also benefits from a useful understairs cupboard, providing valuable storage for everyday essentials. It's a flexible area ideal for both relaxing and entertaining.

Moving upstairs, onto the first floor there are two bedrooms, an airing cupboard and a family bathroom. Both bedrooms are generously proportioned and span the width of the property and benefit from dual windows, allowing plenty of natural light to fill the space and create a bright, airy atmosphere. On the second floor there is a generous master bedroom complete



with an en-suite shower room, alongside a versatile fourth room currently used as a home office. This additional room features a skylight for natural light and includes fitted wardrobes, offering excellent storage or the potential to be used as a walk-in wardrobe or dressing room. Outside, the property enjoys a low maintenance rear garden, with fenced and brick boundaries, a patio, lawn and flower beds. There is a gate allowing access to the side of the property, ideal for gardening or outdoor maintenance.

Breme Park is a sought-after residential area in Bromsgrove, known for its proximity to local amenities, reputable schools, and excellent transport links. Bromsgrove Train Station is just a 7 minute walk away, offering easy commutes to Birmingham, Worcester, and beyond. The development also provides convenient access to the M5 and M42 motorways, making it an ideal location for professionals and families alike.

Tenure: Freehold\*

EPC Rating: C

Council Tax Band: C

Approx. Floor Area: 117.6 sq m (1265.5 sq ft)

Rear Garden Orientation (approx.): North

For room measurements please refer to the floorplan.

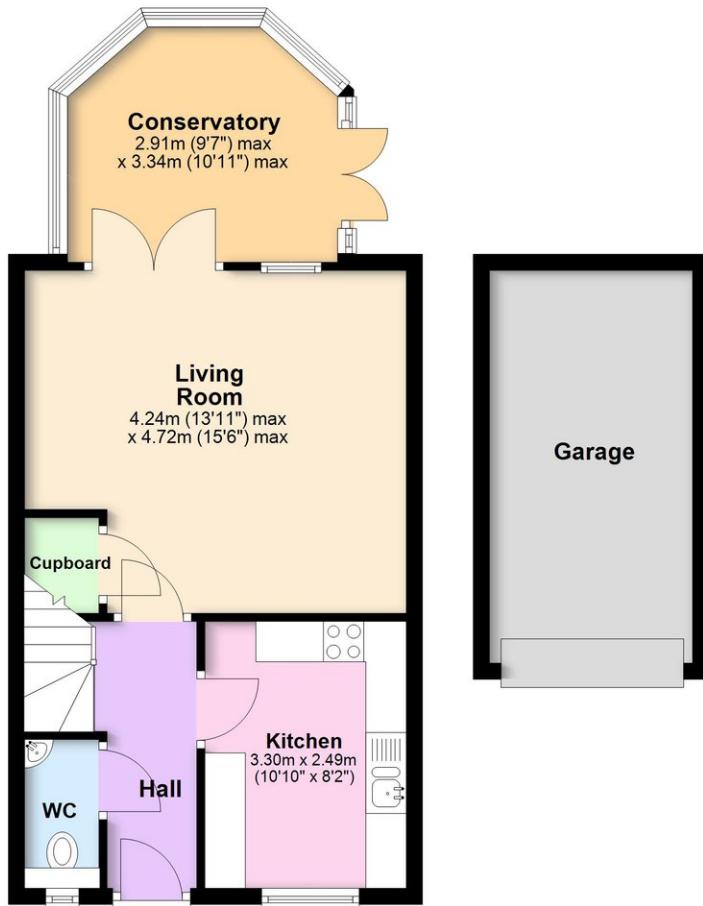
\*The property is believed to be freehold by the current owners. This will be verified during the legal process by the conveyancers.



# Floorplan

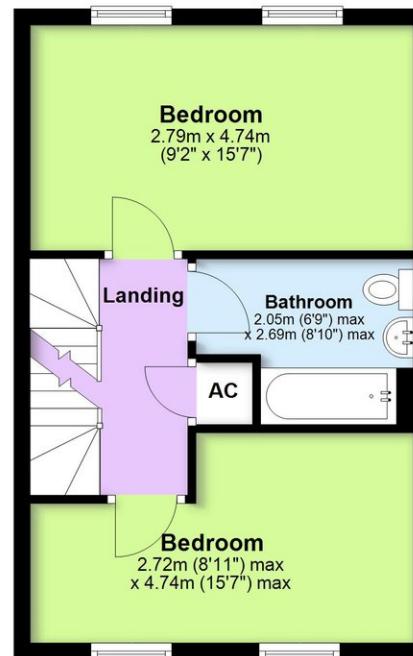
## Ground Floor

Approx. 45.3 sq. metres (487.3 sq. feet)



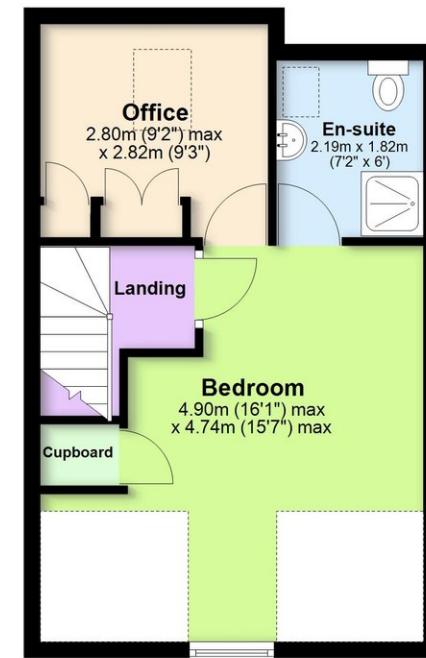
## First Floor

Approx. 36.5 sq. metres (392.9 sq. feet)



## Second Floor

Approx. 35.8 sq. metres (385.4 sq. feet)



Total area: approx. 117.6 sq. metres (1265.5 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.

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## Our contact details

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