



£135,000 50% shared ownership property
Kingswood Close, Webheath, Redditch B97 5BZ

GUEST
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Shared ownership 50%
Newly built in 2019
Two double bedrooms
Beautifully presented
Modern fitted kitchen with breakfast bar
Open plan kitchen/dining/living room
Downstairs WC
Family bathroom with shower over bath
3 allocated parking spaces
Low maintenance south east facing garden

Shared ownership property: asking price represents 50% of the full value.

This modern, beautifully presented, end terrace property offers the best of new build living, with a stylish design, low maintenance features and excellent energy efficiency. Nestled in the well connected suburb of Webheath, Redditch, this address enjoys a semi rural location while offering excellent access to day to day amenities.

The property is located at the end of a cul de sac and to the front there is a small, neatly presented garden with a lawn, a few established shrubs and a pathway leading up to the front door. To the side, there is allocated parking for three vehicles and a gated side access leading through to the rear garden.

You enter, into an entrance hall where there is a large storage cupboard to the right, perfect for coats and shoes and to the left there is a downstairs WC. Straight ahead there is a lovely kitchen/dining/living room that feels open and spacious. The kitchen has a range of modern, fitted cupboards, an integrated hob, oven and extractor fan and a breakfast bar. With a neutral colour palette and modern finishes, this open plan room is a comfortable space for family meals and gatherings and is filled with natural light due to glazing at the front and rear of the room. Upstairs there are two double bedrooms, the master benefitting from a fitted wardrobe and there is a family bathroom with a shower over the bath with a shower screen.



This home also enjoys a good sized, south/east facing rear garden with a large lawn and there is a useful wooden, storage shed.

Webheath, is a very desirable area in Redditch and is well served by highly regarded schools* such as Webheath Academy Primary*, and offers convenient access to major road links for easy commuting, making it an ideal location for families and professionals alike. The area provides a friendly village feel with green spaces nearby and local shops, cafés and a post office within easy reach.

* Living in the catchment area of a school will usually give you a high priority for places but does not guarantee admission.

Tenure: Leasehold (shared ownership 50%)**

Shared ownership rent: £334 per month** including service charge & rent

**As advised by the current owners. This will be verified during the legal process by the conveyancers.

EPC Rating: B

Council Tax Band: C

Approx. Floor Area: 62.5 sq m (sq ft)

Rear Garden Orientation (approx.): South East



Floorplan

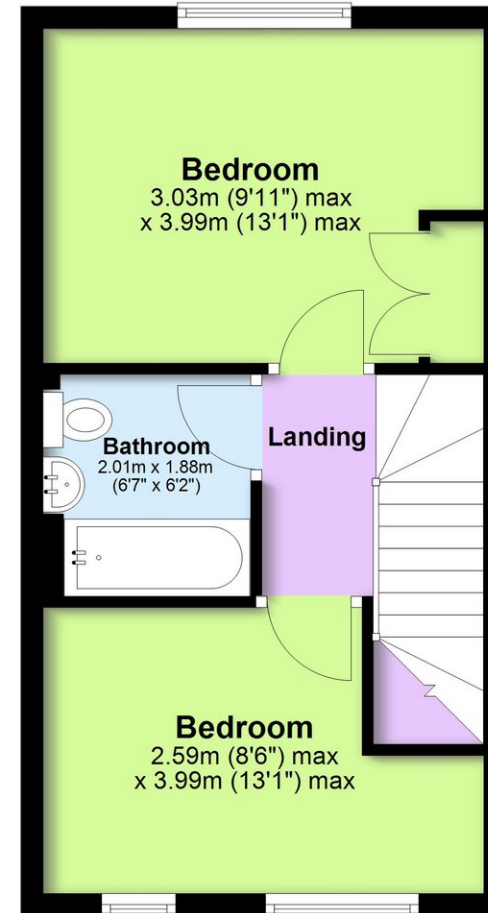
Ground Floor

Approx. 31.2 sq. metres (336.3 sq. feet)



First Floor

Approx. 31.2 sq. metres (336.3 sq. feet)



Total area: approx. 62.5 sq. metres (672.6 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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