



**Clifton Close, Matchborough Redditch B98 0HD**



**welcome to**

**Clifton Close, Matchborough Redditch**

This is a GOOD SIZED END TERRACE HOUSE, offering a DOWNSTAIRS TOILET, LOUNGE, and a KITCHEN DINER. THREE bedrooms upstairs and a family bathroom. Front and rear gardens. Come and take a look, can you make this into your family home?





**Ground Floor**



**First Floor**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

### Entrance Hallway

Front door with obscure double-glazed panel inset. Central heating radiator. Doors to WC, Lounge, and kitchen diner.

### Kitchen Diner

17' 7" max x 11' 9" max (5.36m max x 3.58m max)  
Double glazed window to rear. Double glazed panel door to rear. Central heating radiator. Wall and base units with work surface over. Sink and drainer. Double glazed window to front. Tiling to splash prone areas.

### Lounge

14' 6" x 11' 6" (4.42m x 3.51m)  
Double glazed window to rear. Central heating radiator.

### Downstairs Toilet

Obscure double-glazed window to front. Low level toilet. Central heating radiator. Wall mounted sink. Tiling to splash prone areas. Plumbing for laundry appliances.

### Landing

Double Glazed window to front. Sliding door to storage cupboard. Doors to three bedrooms, family bathroom and airing cupboard.

### Bedroom 1

11' 2" x 10' 2" (3.40m x 3.10m)  
Double glazed window to rear. Central heating radiator.

### Bedroom 2

11' 5" x 9' 10" (3.48m x 3.00m)  
Double Glazed window to rear. Central heating radiator.

### Bedroom 3

11' 6" x 5' 10" (3.51m x 1.78m)  
Double Glazed window to rear. Central heating radiator. Loft hatch.

### Bathroom

Obscure Double-Glazed window to front. Bath with shower over. Hand wash basin. Low level toilet. Tiling to splash prone areas. Extractor fan. Central heating radiator.

### Airing Cupboard

Boiler housed. Fitted shelving.

### Rear Garden

Laid lawn. Space for a shed. Fencing to sides and rear. Side gate access. Patio.



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## Clifton Close, Matchborough Redditch

- END OF TERRACE
- THREE BEDROOMS
- KITCHEN DINER
- DOWNSTAIRS TOILET
- LOUNGE

Tenure: Freehold EPC Rating: C

**£210,000**



Please note the marker reflects the postcode not the actual property

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