



Bartlams

8 Horsebrook Lane, BREWOOD, ST19 9EF

£440,000

Nestled within a highly coveted semi-rural village, this detached residence boasts a truly enviable location. Surrounded by picturesque rustic landscapes and benefiting from an array of excellent local amenities.

The extended accommodation showcases a comfortably spacious layout, meticulously designed. Step through the inviting porch and hall into the expansive 24 ft. living room, offering ample space. Generously proportioned dining kitchen, adorned with a splendid array of contemporary fittings and integrated appliances.

Accommodating four well-appointed bedrooms, this home ensures ample space for the entire family. A conveniently situated shower room provides modern comfort, while gas-fired central heating and double-glazed.

Outside, the property boasts a garage, storage space, and forecourt parking facilities, ensuring both practicality and convenience. The beautifully landscaped rear garden is a haven of tranquillity, featuring an extensive timber-decked patio area perfect for al fresco dining and outdoor relaxation.

- **DETACHED FAMILY HOME.**
 - **4 BEDROOMS.**
 - **LOUNGE.**
 - **POPULAR LOCATION.**
 - **DRIVEWAY TO FRONT.**
 - **EPC RATING - D.**
 - **COUNCIL TAX BAND - E.**



NOTICE: These particulars, although believed to be correct, do not constitute any part of an offer or contract. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness each of the statements contained in these particulars. All measurements are approximate and for illustrative purposes only. Photographs are produced for general information and it must not be inferred that any item shown is included in the sale.

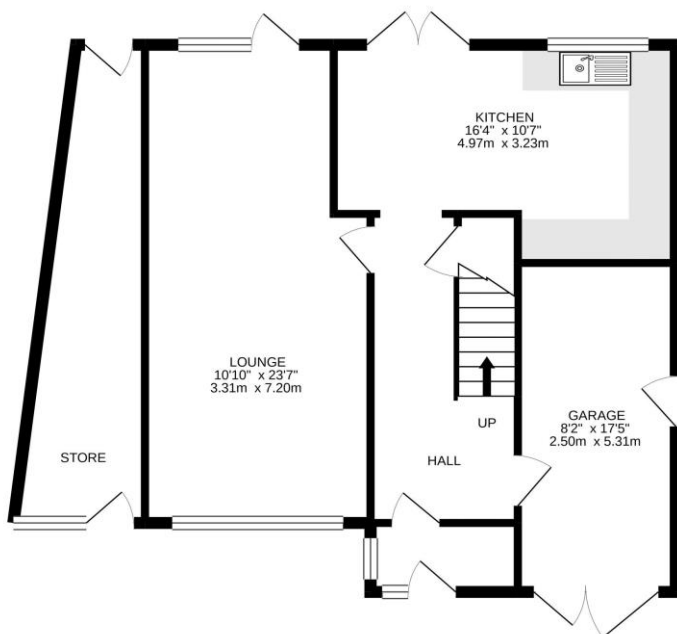
DISCLOSURE: As a professional Estate Agency our clients employ us to look after their best interests. This includes providing them with full details of offers made to purchase their property. To ensure our obligations to our clients are met we need to check the status of all potential purchasers. If you make an offer on this property we will ask a member of The Finance Family to contact you to verify your status. They are a leading firm of Independent Financial Advisers and Mortgage Brokers. Should they transact any business resulting from our introduction then we may receive a commission.

COUNCIL TAX BAND -
EPC RATING - D

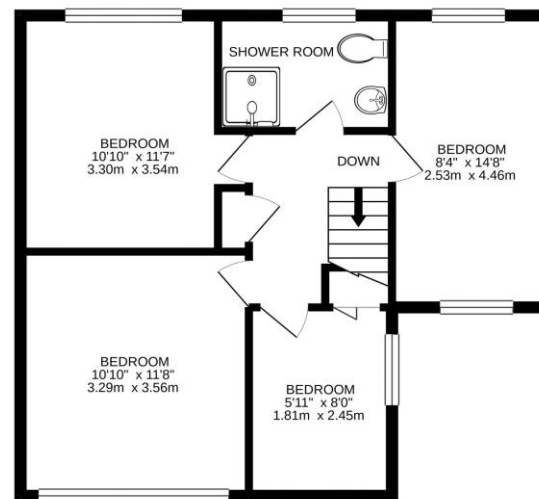
Bartlams



GROUND FLOOR
769 sq.ft. (71.4 sq.m.) approx.



1ST FLOOR
536 sq.ft. (49.8 sq.m.) approx.



8 HORSEBROOK LANE

TOTAL FLOOR AREA : 1304 sq.ft. (121.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2020

PLEASE SIGN BELOW TO AGREE THAT THE DETAILS
ARE ACCURATE TO THE BEST OF YOUR KNOWLEDGE

SIGNED:

DATE:

24 High Street TETTENHALL Wolverhampton West Midlands WV6 8QT

01902 759888

tettenhallsales@bartlams.co.uk

www.bartlams.co.uk



