



## 4 Bredon View, Redditch, B97 5EA

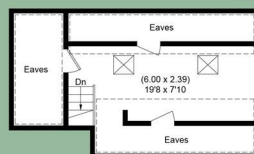
Offers in excess of £390,000

- Modern Kitchen
- Driveway for 2 Cars and Garage
- Great Location close to local Schools and Amenities
- Loft Room
- 2 Reception Rooms
- Spacious Private Garden
- Utility
- 4 Bedrooms
- Entertaining Outdoor Area
- Downstairs Toilet

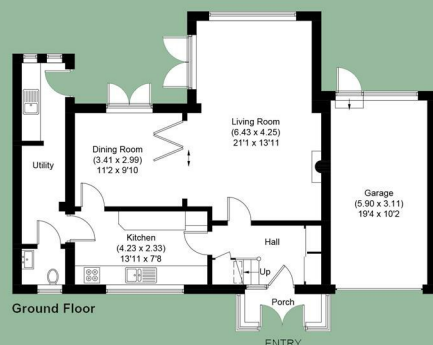


## Brendon View

Approximate Gross Internal Area  
 Ground Floor = 69.2 sq m / 745 sq ft  
 First Floor = 54.4 sq m / 585 sq ft  
 Second Floor = 32.5 sq m / 350 sq ft  
 (Including Eaves)  
 Garage = 18.3 sq m / 197 sq ft  
 Total = 174.4 sq m / 1877 sq ft



Second Floor

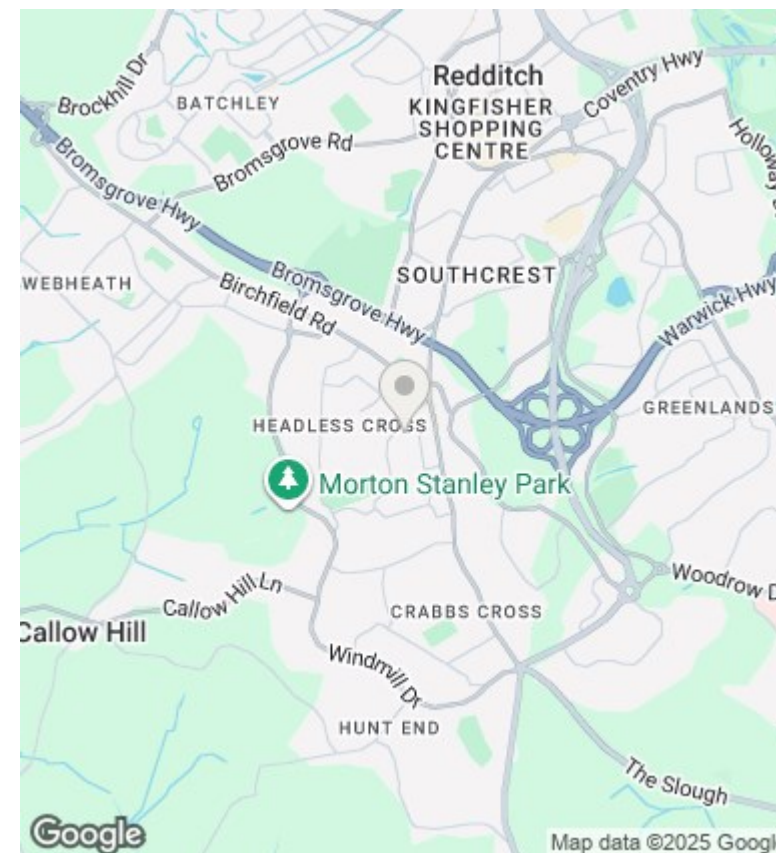


Ground Floor



First Floor

Illustration for identification purposes only. measurements are approximate, not to scale.



## Directions

## Viewings

Viewings by arrangement only.  
 Call 01527 329638 to make an appointment.

## Council Tax Band

D

## EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	71	76
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	