



£185,000

Clayton Drive, Bromsgrove B60 3SF

GUEST
ESTATE AGENTS

One bedroom cluster house
Living room & kitchen
Bathroom with shower over bath
Lots of built in storage
Courtyard area & useful external store
Allocated parking
Aston Fields location
Close to train station

Situated in the highly sought after area of Aston Fields, Bromsgrove, this lovely one bedroom cluster house combines practicality with comfort. It is just a short walk to popular cafes and restaurants in Aston Fields centre and Bromsgrove train station and benefits from an allocated parking space.

The front door opens into a hallway with useful storage cupboard and then you move into a welcoming living room, a bright and airy space with dual aspect windows, that flows through to the kitchen, fitted with a range of matching wall and base cabinets, an integrated electric oven, hob, and extractor fan.

Upstairs, the double bedroom enjoys a pleasant outlook and includes a built-in cupboard. The bathroom is well-proportioned and fitted with a white suite including a shower over the bath and off the landing there is another useful built in cupboard that is perfect for storing linen and towels.

Outside, there's a useful external store, perfect for keeping outdoor essentials neatly tucked away and there is a lawn enabling you to sit out and enjoy the outdoors during the warmer months.

Aston Fields, is one of Bromsgrove's most desirable areas and the property is ideally located for access to Bromsgrove train station, providing direct links to Birmingham and Worcester. The nearby Aston Fields village centre offers a vibrant mix of cafés, restaurants, and a convenience store and post office, while Bromsgrove town centre is just a short distance away for wider amenities. Local schools* and open green spaces are also within easy reach, making this a well-connected yet peaceful place to call home.

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

Tenure: Freehold**

**The vendor has informed us that the property is freehold. Whilst we believe this information to be correct, it has not been verified and confirmation should be sought from the purchaser's conveyancer.

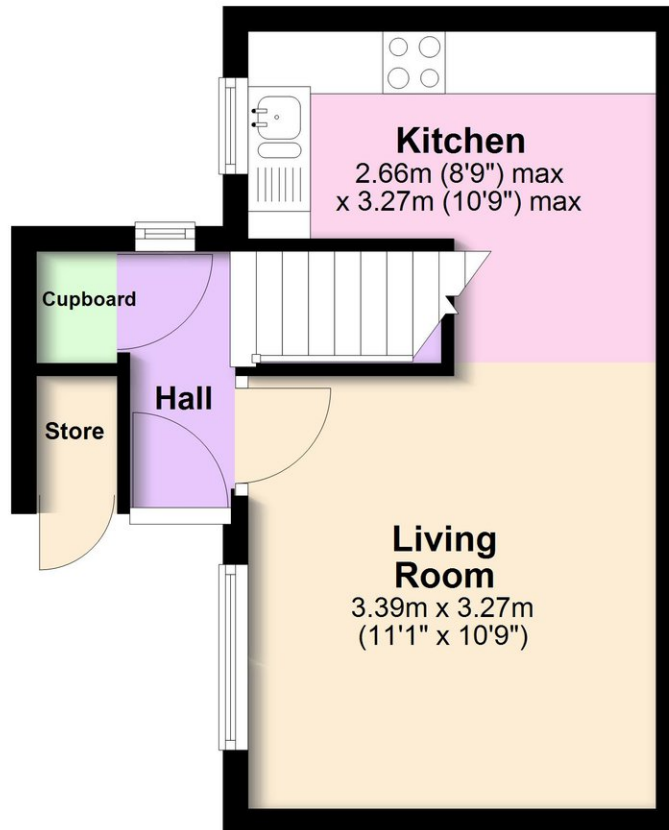
Approx. Floor Area: 43.9 sq m (472.9 sq ft)
For room measurements please refer to the floorplan.



Floorplan

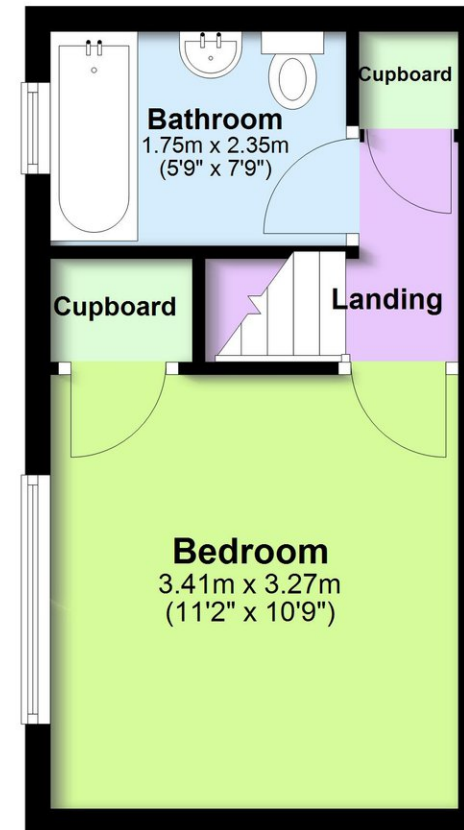
Ground Floor

Approx. 23.6 sq. metres (254.0 sq. feet)



First Floor

Approx. 20.3 sq. metres (218.9 sq. feet)



Total area: approx. 43.9 sq. metres (472.9 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.

Want to view this property?

Call us on 01527 306420, or email hello@guestestateagents.com

Property to sell?

Guest Estate Agents can offer you an outstanding level of service, successfully selling property in and around Bromsgrove. For a free valuation, call us on 01527 306420, or email hello@guestestateagents.com

Independent mortgage advice

We recommend Guest Independent Mortgage Advice. Call 01527 306425, or email hello@guestindependent.com to arrange an initial chat with no pressure or obligation.

Solicitor / Conveyancer

Getting the right firm to do the legal work can make or break a sale. Just ask us for a recommendation / quote,

Lettings

For fully managed lets or just a tenant find, we recommend Douglas Lettings. More info at www.douglaslettings.co.uk

Everything else

For surveys, removals, EPCs, or any other property related needs, we can recommend someone reliable to help you.

Our contact details

Phone: 01527 306420

Email: hello@guestestateagents.com

Address: 1 St Godwald's Road, Aston Fields, Bromsgrove B60 3BN

Disclaimer

You should not rely on statements made by Guest Estate Agents in these details, or by word of mouth, or in writing, as being factually accurate about the property, its condition, or its value. The tenure needs to be verified via your solicitors. Areas, measurements and distances are approximate. Any reference to alterations or extensions, or use of, or any part of the property does not mean that the necessary planning, building regulations or any other consent has been obtained. A buyer must find out by inspection or other ways to verify that these matters have been dealt with and that the information is correct.

