



**Tidbury Close, Redditch**

**Offers Over £210,000**



**Tenure: Freehold**

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# Tidbury Close, Redditch

## DESCRIPTION

A great opportunity to acquire chain free and well presented two-bedroom mid-terrace house located in the ever popular area of Walkwood, ideal for a first time buyer.

The ground floor briefly comprises an entrance hallway, fitted kitchen and living room, while the first floor offers two bedrooms and fitted bathroom.

Externally, the property benefits from an enclosed rear garden and off road parking.

Walkwood is a popular residential area of Redditch, known for its quiet surroundings and family-friendly environment. Local amenities, schools and green spaces are close by, with Redditch Town Centre offering a wider range of shops, restaurants and leisure facilities including the Kingfisher Shopping Centre. Excellent transport links are nearby, with Redditch Train Station providing direct services to Birmingham, while the A441 and M42 offer convenient road access for commuters.

Approximate room dimensions and total floor area are included within our floor plan. Please note these are maximum dimension within each room.

**Construction:** This property is understood to be of standard construction. This should be verified by legal advisers or a RICS Building Surveyor, prior to purchase.

**Tenure:** Understood to be Freehold

**Energy Performance Rating:** C

**Local Authority:** Redditch Borough Council

**Council Tax Band:** B

Hunters are pleased to offer the following services:

**Residential Lettings:** If you are considering renting your property, we offer a bespoke comprehensive range of services including Rent Guarantee for total peace of mind.

Need to arrange a RICS Building Survey? Call Richard for specialist advice.

Want To Sell Your Property ? Call Edward or Tracey to arrange your FREE no obligation market appraisal.



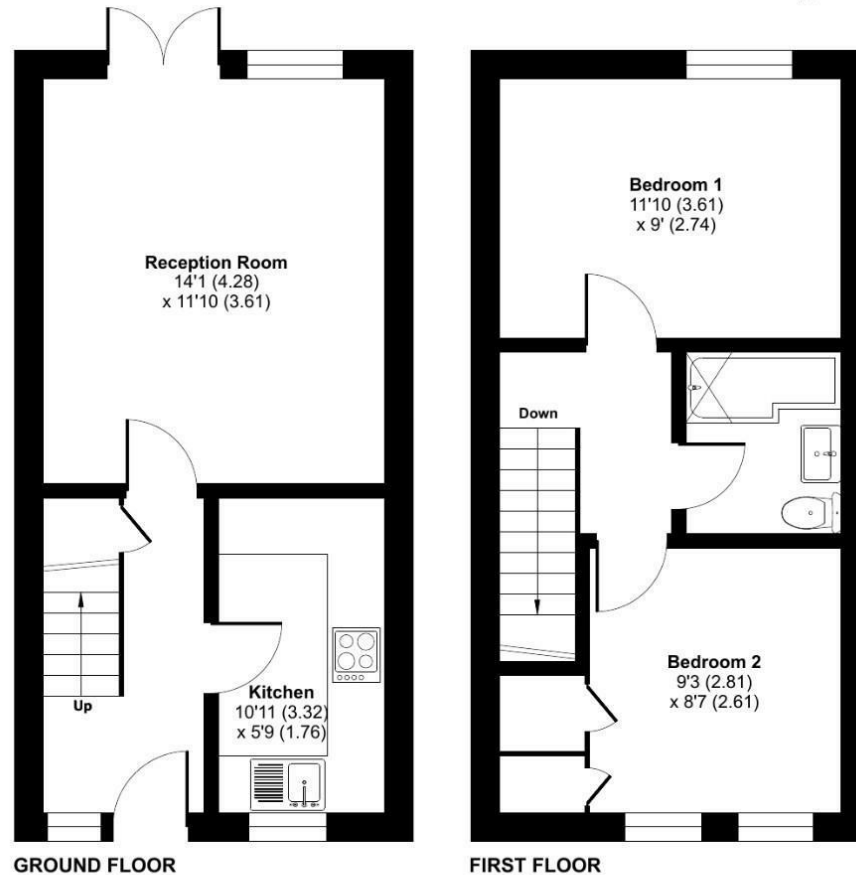


## Tidbury Close, Redditch, B97

Approximate Area = 604 sq ft / 56.1 sq m

For identification only - Not to scale

Council Tax: B



GROUND FLOOR

FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n°checom 2026. Produced for Hunters Estate Agent. REF: 1451372

### Viewing

Please contact our Hunters Redditch Office on 0152760889 if you wish to arrange a viewing appointment for this property or require further information.

Mason House 96 Evesham Road, Redditch, B97 5ES

Tel: 0152760889 Email:

redditchsales@hunters.com <https://www.hunters.com>



## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

| Energy Efficiency Rating                    |                         | Environmental Impact (CO <sub>2</sub> ) Rating |                         |
|---------------------------------------------|-------------------------|------------------------------------------------|-------------------------|
| Very energy efficient - lower running costs | Current                 | Current                                        | Potential               |
| (92 plus) <b>A</b>                          |                         |                                                |                         |
| (81-91) <b>B</b>                            |                         |                                                |                         |
| (69-80) <b>C</b>                            |                         |                                                |                         |
| (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 | England & Wales                                | EU Directive 2002/91/EC |

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered

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