



Gorse Close, Redditch, B96 6AG

£250,000


KING
HOMES

A FULLY REFURBISHED THREE BEDROOM LINK-DETACHED family home located in a very quiet close in this highly desired location of Astwood Bank. Being offered with NO UPWARD CHAIN, the property has been completely refurbished throughout to a high standard. Accommodation briefly comprises; Entrance hallway, under-stairs storage, large lounge with patio doors, open plan kitchen diner, enclosed side access, large first floor landing, master bedroom with en-suite, two further good size bedrooms and a modern family bathroom. The property further benefits from a rear garden, garage space and driveway. Being fully gas centrally heated and UPVC double-glazed throughout this home must be viewed to be appreciated.



Astwood Bank

Astwood Bank is a highly desirable rural village location that provides all essential amenities with a selection of shops, public house and restaurants close by and in the surrounding villages. Astwood Bank First School caters for 300 children and has been given an Ofsted rating of 'Outstanding' and Alcester Grammar School also falls in the catchment area. There are extensive shopping and entertainment facilities in Birmingham, Solihull and Worcester while just five minutes south of Astwood Bank is the historic market town of Alcester which boasts a selection of independent boutiques and antique shops. Ideally positioned for the various attractions in the region and commuting to both Redditch and Birmingham to the north and Evesham to the south as well as Worcester and Stratford upon Avon.

Entrance Porch

UPVC double-glazed entrance doors open to a UPVC entrance porch.

Entrance Hall

Wooden entrance door opens to this modern entrance hallway with feature glass bricks letting in streams of light, and with grey wood effect flooring, wall mounted radiator, ceiling light, access to under-stair storage and with carpeted stairs rising to first floor landing and doorway to;

Lounge 16'9" x 10'9" (5.13m x 3.28m)

A well-appointed, carpeted lounge with UPVC double-glazed patio doors leading onto established garden and patio area and UPVC double-glazed windows letting in streams of light with modern feature electric fire, wall mounted radiator, ceiling lights, TV points and a range of sockets, doorway leading to;

Kitchen 16'5" x 7'4" (5.024m x 2.24m)

Open plan Howdens fully fitted kitchen diner with a range of modern light grey gloss wall and base units with worktop over incorporating a sink with drainer, integral Lamona electric oven and grill with stainless extractor fan over and tiled splash-backs. With wall mounted radiator, ceiling light and ample space for a dining table and chairs, space for American fridge freezer and plumbing for washing machine or dishwasher. With a UPVC double-glazed window to rear aspect and UPVC double-glazed doorway to enclosed side access.

First-floor galler style landing 14'10" x 10'11" (4.53 x 3.33)

Carpeted stairs with UPVC double-glazed window to front aspect rise to the first-floor gallery style landing with feature ceiling light above the staircase and additional ceiling light along the landing area which has another UPVC double-glazed window to front aspect. With access to all three bedrooms, family bathroom, the airing cupboard and the loft.

Master Bedroom 11'11" x 10'7" (3.65m x 3.25m)

A carpeted bedroom with UPVC double-glazed window to rear aspect, ceiling light, modern vertical radiator and glass bricks to en-suite.

En-Suite

Bedroom Two 12'1" x 7'10" (3.70m x 2.39m)

Another double carpeted bedroom with UPVC double-glazed window to front aspect, ceiling light, wall mounted radiator and Worcester Bosch wall mounted boiler.

Bedroom Three 9'11" x 7'9" (3.04m x 2.38m)

Carpeted throughout with wall mounted radiator and UPVC double-glazed window to rear aspect.

Bathroom 7'2" x 6'3" (2.19m x 1.93m)

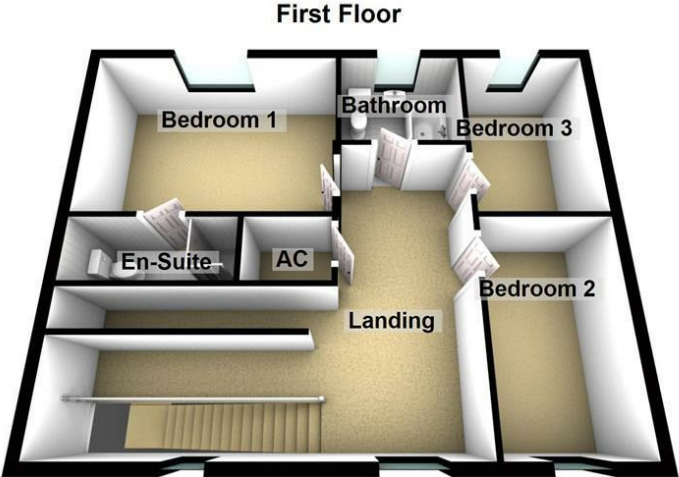
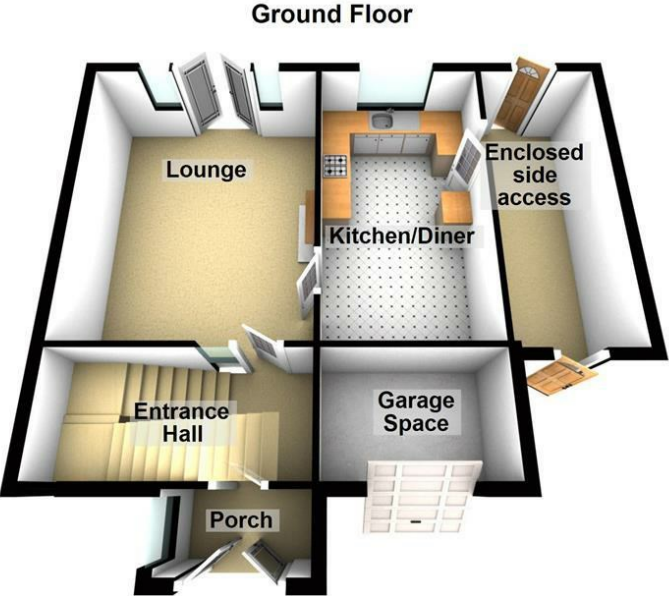
Panelled L-shaped shower bath with waterfall taps and double headed shower over with rain shower attachment, fixed shower screen, w.c, wash hand basin, wood effect laminate flooring, ceiling light, opaque UPVC double-glazed window to rear aspect and extractor fan.

Viewings

Strictly by appointment only please call King Homes







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

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	