AP MORGAN



Beechcroft Drive, Norton, Bromsgrove

Offers in the region of £485,000

Features:

- Four-bedroom detached family home
- Spacious lounge opening into the dining area, with door to the garden
- Generous kitchen, great for family cooking
- Separate reception room with bay window, ideal as a home office
- Two double and two single bedrooms
- Family bathroom, en-suite and downstairs WC
- Great-sized rear garden
- Driveway for two cars plus garage

Description:

Room to work, room to cook, room to grow. This one has been doing all three for a busy family.

Set on a quiet residential road in Norton, Bromsgrove, this detached family home has space exactly where a busy household needs it. A spacious lounge opens into the dining area and straight out to a great-sized rear garden, while a separate reception room with a bay window to the front makes a bright, ready-made home office. Add a generous kitchen, four bedrooms, an en-suite, a downstairs WC, a driveway for two cars and a garage, and it's easy to see why this house has worked so well for a family.

We asked them what made them buy it...

"For us it was the quiet road. With the children, the schools were a big part of the decision, and we wanted to be close to Bromsgrove town too."

What about the house itself?

"It's spacious for the whole family. We both work from home, so having two separate office spaces has been really helpful. The living areas are spacious, and the kitchen is a great size for cooking for the family."

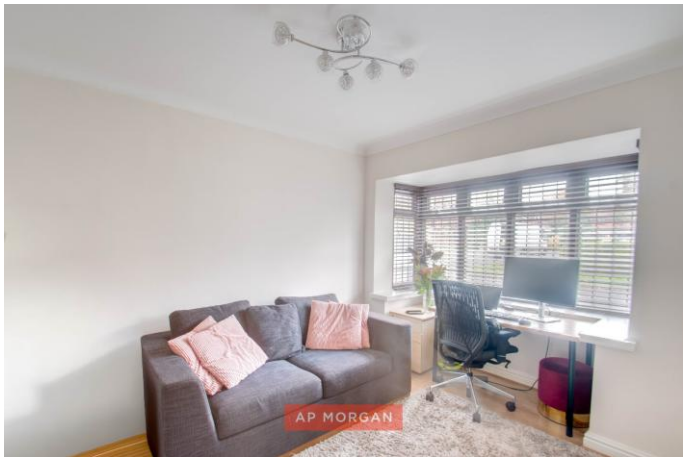
Our agents say...

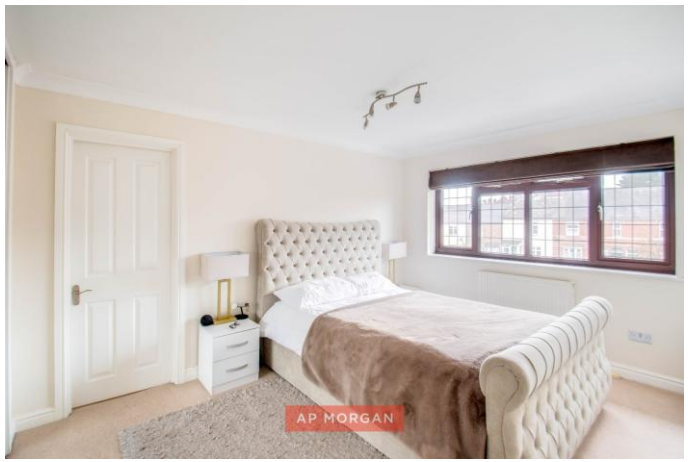
This is a home that gets how families live now. Two people working from home? Covered, with the bay-fronted reception room making a lovely bright office at the front of the house, well away from the hustle of the kitchen. And when the working day is done, the lounge and dining area flow together and open out onto a great-sized rear garden that's made for summer evenings and kids burning off energy. The kitchen has room for proper family cooking, and with two double and two single bedrooms, an en-suite and a downstairs WC, mornings run that bit more smoothly.













Outside, the driveway takes two cars with a garage on top. It's a sought-after spot with schools and shops close by, and the motorway within easy reach for commuters. Get in touch today and come and see how much space this one really has.

Details:
Porch

Entrance Hall

Lounge *12'11" x 18' (3.94m x 5.49m)*

Dining Room *8'2" x 18' (2.5m x 5.49m)*

Kitchen *22'2" x 7'6" (6.76m x 2.29m)*

Reception Room *10' x 12'2" (3.05m x 3.7m)* Both Max

WC

Bedroom One *16'6" x 9'6" (5.03m x 2.9m)*

En-suite *4'7" x 7'7" (1.4m x 2.3m)*

Bedroom Two *9'10" x 10'6" (3m x 3.2m)*

Bedroom Three *10'2" x 8'4" (3.1m x 2.54m)*

Bedroom Four *9'10" x 7'3" (3m x 2.2m)*

Bathroom *5'4" x 7'6" (1.63m x 2.29m)*

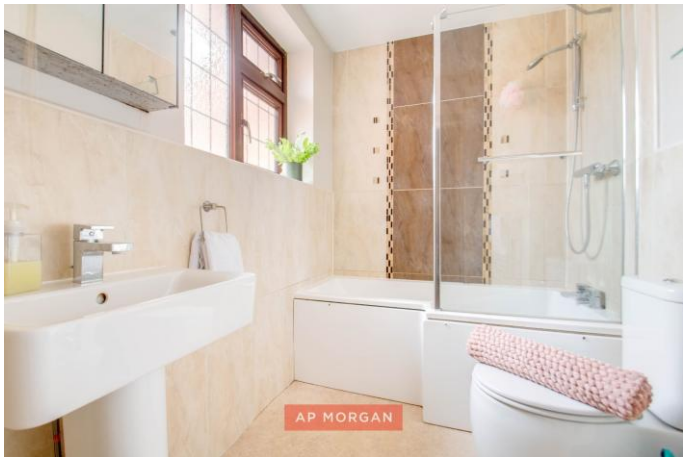
Garage *18'10" x 7'6" (5.74m x 2.29m)*

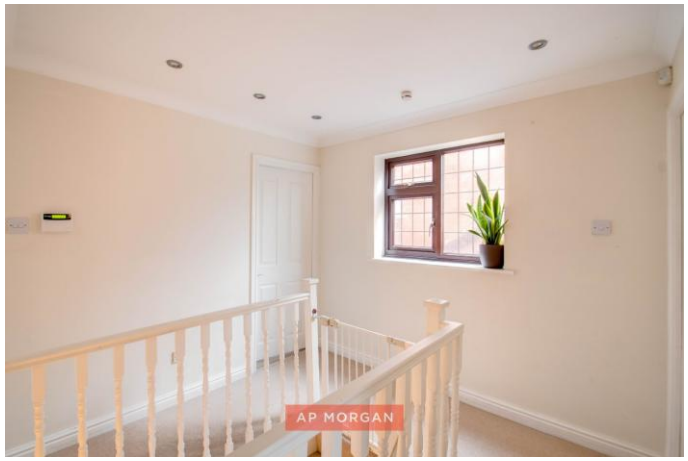
EPC Rating: D
Council Tax Band: E (tbc by solicitors).
Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 910 300.













How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01527 910 300, or visit their website for more information: www.wisermortgageadvice.co.uk

Property to sell?

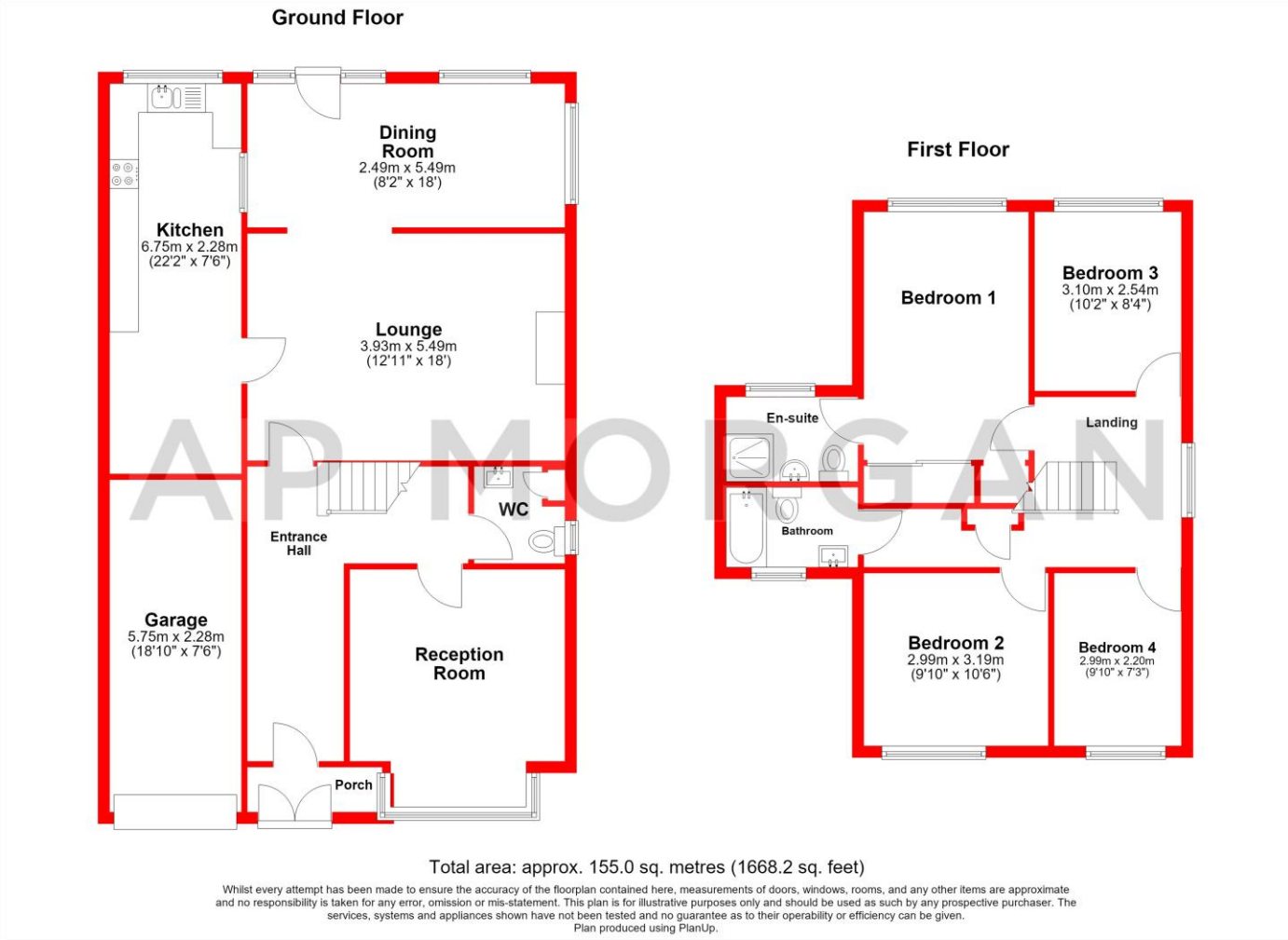
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

Identity Checks

Estate Agents are required by law to conduct anti-money laundering checks on all those buying a property. We have partnered with a third party supplier to undertake these who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £99 + VAT per buyer and this is a non-refundable fee. These charges cover the cost of obtaining relevant data, any manual checks and monitoring which might be required. This fee will need to be paid and the checks completed in advance of the issuing of a memorandum of sale on the property you would like to buy.



Total area: approx. 155.0 sq. metres (1668.2 sq. feet)

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.
Plan produced using PlanUp.

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