



Blackstitch Lane
REDDITCH

**Offers In Excess Of
£440,000**



Five Bedroom Detached House

Features.

- FIVE BEDROOMS
- EN SUITE TO MASTER BEDROOM
- PRINCIPLE BATHROOM & GUEST CLOAKROOM
- KITCHEN & SEPARATE UTILITY ROOM
- STUDY/WORK SPACE
- LOUNGE & SEPARATE DINING ROOM
- INTEGRAL GARAGE
- OFF ROAD PARKING
- DELIGHTFUL REAR GARDEN WITH BRICK BUILT WORKSHOP
- DESIRABLE LOCATION

Description.

Summary: A beautifully presented five bedroom detached family home offered with two main reception rooms and an additional study/office space, kitchen and separate utility room, en-suite to the master bedroom, integral garage and off road parking, delightful rear garden with brick built workshop and situated in the desirable location of Webheath, Redditch.

Description: This wonderful family home has been very well maintained throughout. The accommodation briefly comprises:- An inviting entrance hall with guest cloakroom, a spacious lounge with a front aspect bay window and feature fireplace, a second reception room offers a more formal space for dining and access to the rear garden. The kitchen has a range of fitted units, space for free standing appliances and access to the separate utility, office space and integral garage. A rising staircase leads to the first floor and offers a well proportioned master bedroom with shower room en-suite and built in wardrobes. The property also benefits from an additional three double bedrooms (built in wardrobes to bedroom four) with a fifth bedroom of single use. The principle bathroom is of a modern design and offers a bath with shower over, basin and W.C.

Outside: The front aspect of the property is approached by a neatly maintained fore garden, off road parking, access to the integral garage and to the main residence via an enclosed porch. The rear garden is mainly laid to lawn with a decked pergola seating area for dining or entertaining and a paved pathway leading to the brick built workshop with electrical supply.

Location: Situated in the sought after area of Webheath, the nearby town centre of Redditch offers easy access to motorway links (M42 & M5) which allows an accessible commute to the Birmingham International Airport and NEC. There are also good rail and bus links along with numerous leisure facilities, well regarded first, middle and high schooling and neighbouring countryside.



Room Dimensions.

Room Dimensions:

WC 5' 1" x 3' 4" (1.56m x 1.04m)

Lounge: 20' 2" x 11' 3" (6.15m x 3.45m) max

Dining Room: 9' 9" x 11' 1" (2.98m x 3.38m)

Kitchen: 13' 3" x 8' 5" (4.05m x 2.58m)

Utility Room: 8' 4" x 7' 7" (2.56m x 2.32m)

Study: 8' 1" x 7' 7" (2.47m x 2.33m)

Garage: 18' 7" x 8' 2" (5.68m x 2.50m)

Storage: 18' 6" x 11' 2" (5.64m x 3.41m)

Stairs To First Floor Landing

Master Bedroom: 12' 3" x 12' 1" (3.74m x 3.69m) max

En Suite: 6' 2" x 5' 6" (1.90m x 1.69m)

Bedroom Two: 14' 10" x 7' 11" (4.53m x 2.42m) max

Bedroom Three: 12' 3" x 10' 2" (3.74m x 3.12m) max

Bedroom Four: 15' 9" x 7' 5" (4.81m x 2.28m)

Bedroom Five: 7' 3" x 7' 2" (2.22m x 2.20m)

Bathroom: 6' 5" x 6' 2" (1.98m x 1.88m)

Please read the following: These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute a contract or part of a contract in any way. We are not surveyors or conveyancing experts therefore we cannot and do not comment on the condition, issues relating to title or other legal issues that may affect this property. Interested parties should employ their own professionals to make enquiries before carrying out any transactional decisions. Photographs are provided for illustrative purposes only and the items shown in these are not necessarily included in the sale, unless specifically stated. The mention of any fixtures, fittings and/or appliances does not imply that they are in full efficient working order and they have not been tested. All dimensions are approximate. We are not liable for any loss arising from the use of these details.



Blackstitch Lane, Webheath

Ground Floor



First Floor



Total Area
Approx
170.3 sq m
1833.1 sq ft

For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor Plans made using RoomSketcher.

EPC: TBC

COUNCIL TAX BAND: E

TENURE: Freehold

For more information on this house or to arrange a viewing please call the Redditch office on:

01527 540 654

Alternatively, you can scan below to view all of the details of this property online.



373 Evesham Road
Redditch
Worcestershire
B97 5JA