



Connells

Lansdown Green
Kidderminster

Lansdown Green, Kidderminster, DY11 6PX

for sale offers over
£260,000



Property Description

Set on a popular but quiet cul-de-sac on the Bewdley side of Kidderminster being close to local amenities and local schools. This modern and stylish family home offers a warm and welcoming feel and briefly comprises of a spacious lounge which offers space for both lounge and dining area, a fully fitted kitchen, a ground floor guest WC, three generously sized bedrooms and a well presented family bathroom.

An ideal opportunity for first time buyers or the growing family, a viewing is highly recommended to appreciate this wonderful family home.

Approach

Set back from the roadside behind lawned fore garden with established borders and mature shrubs, a tarmaced driveway which leads to a single linked garage. Driveway big enough for several cars. Door to side offering access to main accommodation.

Entrance Hallway

Door to side elevation, staircase rising to first floor, wood effect laminate floor, panelled radiator, ceiling light point, doors onto ground floor WC, lounge and kitchen.

Ground Floor Guest W.C

Frosted double glazed window to front elevation, low flush WC, wash hand basin, part tiled walls, ceiling light point.

Lounge/ Dining Area

25' x 10' 7" (7.62m x 3.23m)

A modern dining lounge offering ample space for both lounge and dining areas.

Lounge having double glazed bay window to front elevation, wood effect laminate floor, TV point, wall light points, panelled radiator.

Dining area offering space for table and chairs, double glazed French doors to rear elevation, wood effect laminate floor, panelled radiator, ceiling light point, wall light point, door onto fitted kitchen.

Fitted Kitchen

9' 7" x 8' 5" (2.92m x 2.57m)

An ultra-stylish fitted kitchen having matching wall and base units, roll edge work surface, inset sink and drainer with mixer tap, integrated induction hob with cooker hood above and fitted electric cooker beneath, integrated dishwasher, part tiled walls, tiled floor with under floor heating, storage cupboards, double glazed window to rear elevation, ceiling light point.

First Floor Landing

Double glazed window to side elevation, loft access, fitted carpet, panelled radiator, storage cupboards, ceiling light point, doors onto;

Bedroom One

12' 9" x 9' 10" (3.89m x 3.00m)

Master bedroom double glazed window to rear elevation, fitted carpet, panelled radiator, ceiling light point.

Bedroom Two

12' 1" x 9' 10" (3.68m x 3.00m)

Second generously sized bedroom having double glazed window to front elevation, fitted carpet, fitted wardrobes, panelled radiator, ceiling light point.

Bedroom Three

6' 8" x 7' 6" (2.03m x 2.29m)

Third bedroom having double glazed window to front elevation, fitted carpet, storage cupboard/ wardrobe, panelled radiator, ceiling light point.

Bathroom

A contemporary highly presented bathroom having frosted double glazed window to rear elevation, panelled bath with shower over, low flush WC, wash hand basin with vanity unit beneath, tiled walls and floor, heated towel rail, ceiling light point.

Garden

A sizeable but low maintenance rear garden having patio area which offers an ideal space for table and chairs, further garden laid to lawn, mature tree and shrub surround, door to rear of garage, shed at bottom of garden.

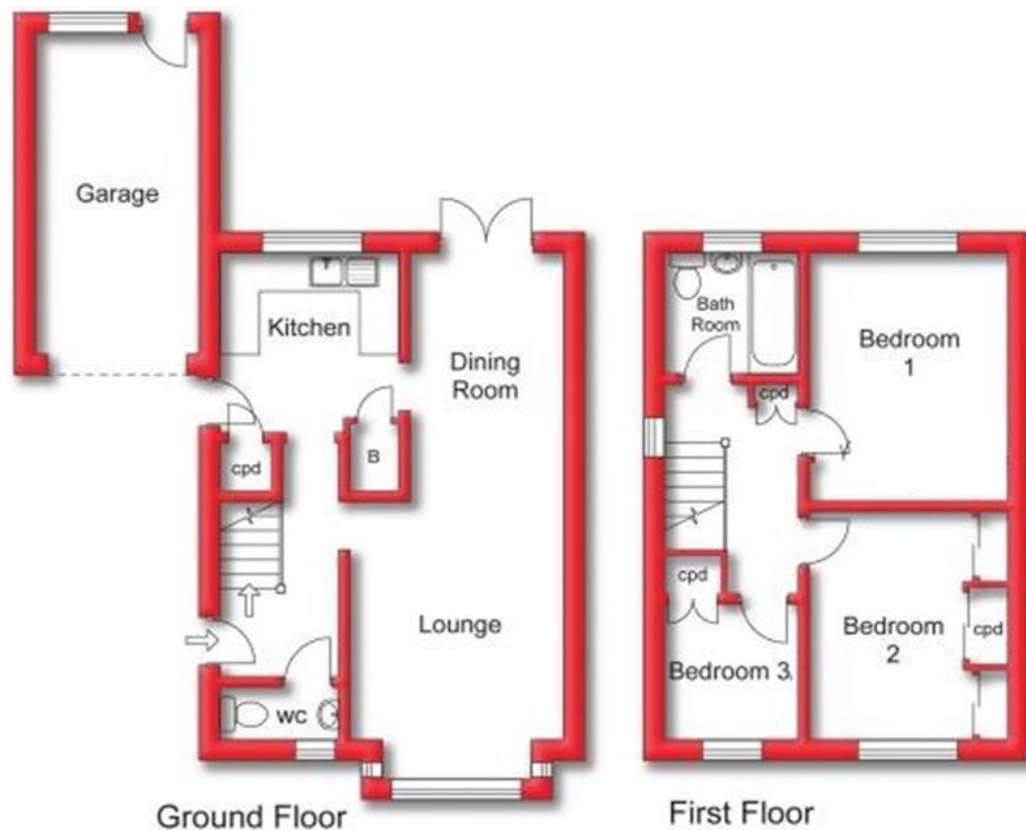
Garage

Offering additional storage space, currently housing washing machine, tumble dryer and fridge freezer, ceiling light point and powerpoints.









For illustrative purposes only. Not to scale.

To view this property please contact Connells on

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EPC Rating: Awaited

Tenure: Freehold

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