



Rose Cottage Woodgate Road, Lower Bentley
Bromsgrove

Guide Price **£495,000**

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Lower Bentley, Bromsgrove

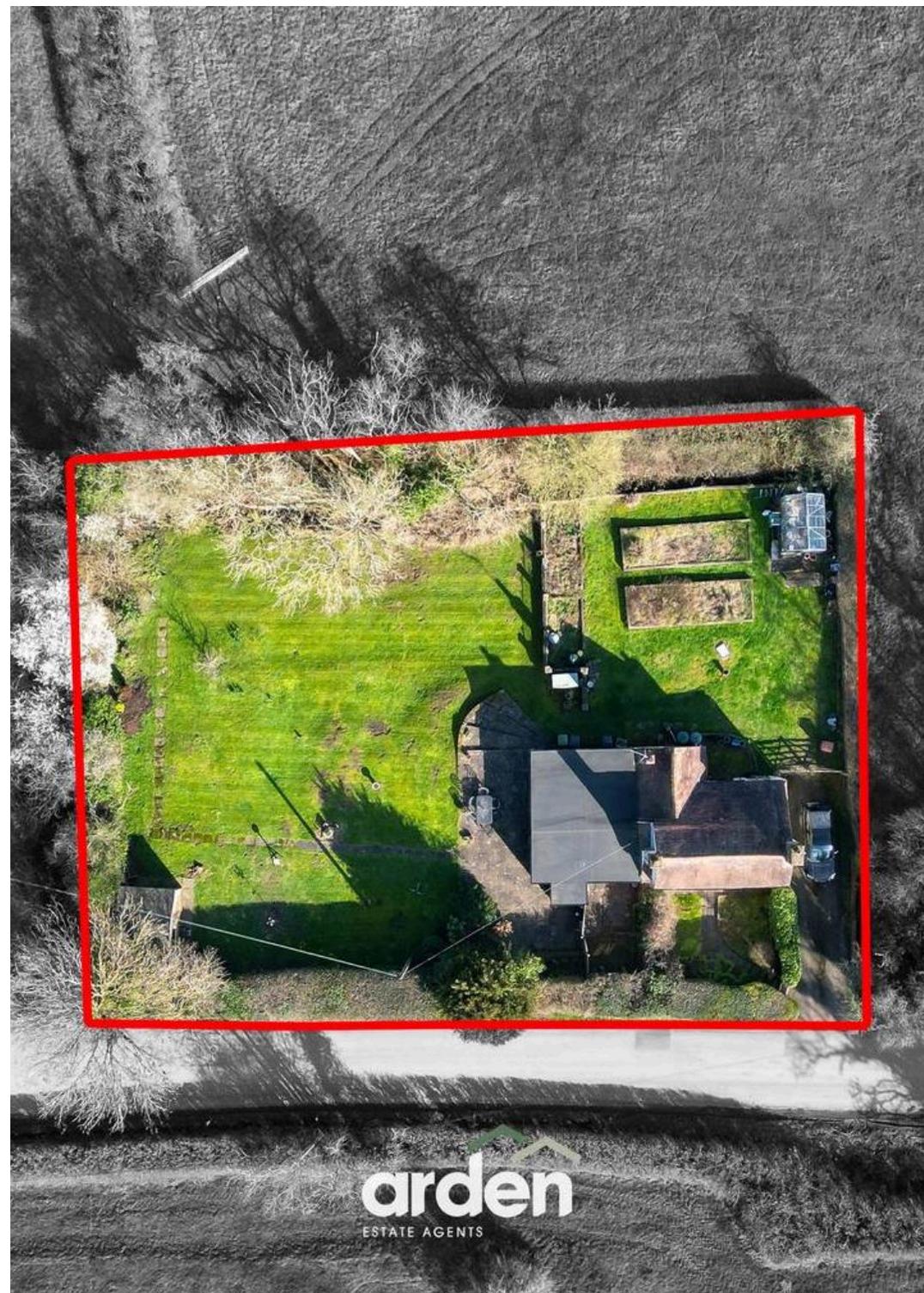
A rare opportunity to acquire Rose Cottage, an attractive and character-filled detached home nestled in Lower Bentley, a desirable semi-rural area of Bromsgrove. This charming period property retains a wealth of traditional features while offering excellent scope for modernisation and personalisation. Set on a generous plot, the cottage enjoys unspoilt, far-reaching views across neighbouring fields, creating a wonderfully peaceful setting.

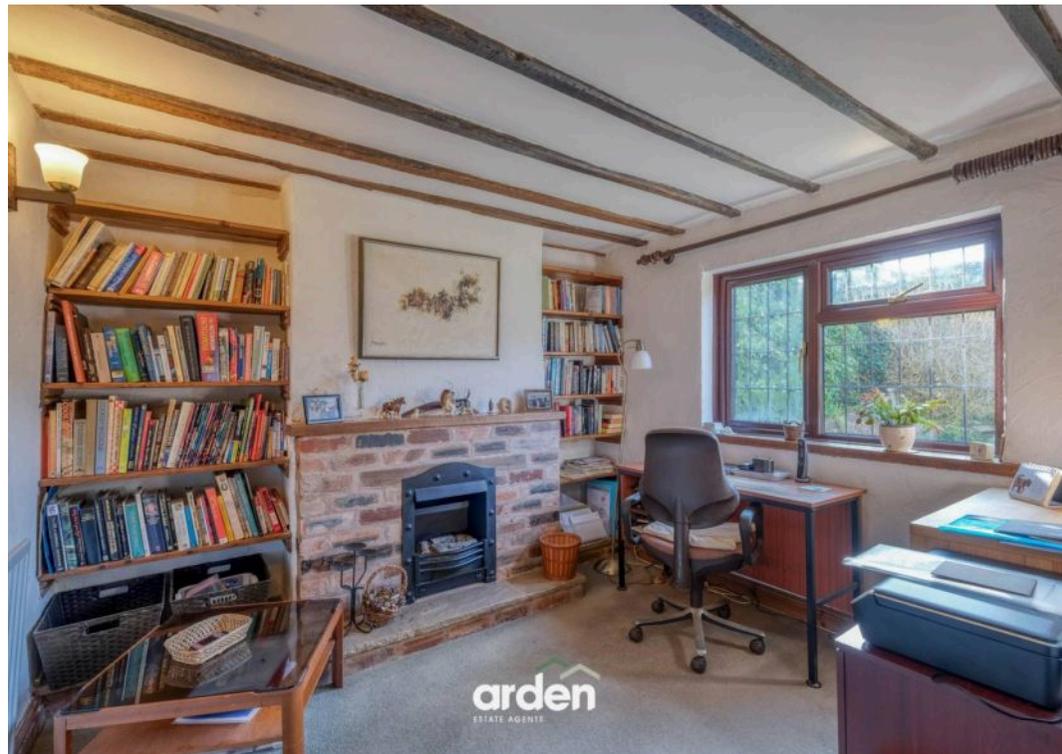
The property is accessed via a driveway offering off-road parking. A gated entrance opens onto the front garden, which leads to the main entrance door. An original Well, adding character and historical charm, is also located in the front garden.

Step inside, and you are greeted by a welcoming entrance hallway, full of character and charm, setting the tone for the rest of the property. Features include exposed beams, exposed brickwork, and original latched doors. From the hallway, there is access to the extended kitchen/diner and the garden room, which enjoys views over the rear garden and beyond, with French doors opening onto the garden. Adjoining the garden room is the lounge, which also connects back to the entrance hallway. The lounge provides access to an inner hallway with storage, which leads to the sitting room and a shower room.

Stairs from the entrance hallway rise to the first-floor landing, which opens onto the master bedroom, featuring an original decorative fireplace, fitted wardrobes, and a doorway into a large storage area. The landing also provides access to bedroom two, which includes a handy storage cupboard and an additional storage room with exposed beams and a window overlooking the countryside.

Externally, the property sits within approximately 0.29 acres, including a paved patio, garden shed, greenhouse, vegetable patches, and its own stream running across the bottom of the plot. This idyllic setting is complemented by peaceful surrounding countryside views, offering a quiet, secluded retreat that perfectly combines traditional charm with a tranquil rural lifestyle.







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Lower Bentley, Bromsgrove

Rose Cottage is ideally situated on Woodgate Road in Lower Bentley, a highly desirable semi-rural location within Bromsgrove, Worcestershire. The area is renowned for its peaceful, village-like atmosphere while remaining conveniently accessible to Bromsgrove town centre, offering a wide range of shops, amenities, and excellent schools. Lower Bentley benefits from easy access to major road networks, including the M5 and M42 motorways, and local rail connections to Birmingham and Worcester, making it perfect for commuters. The property is surrounded by open countryside, providing scenic walks, recreational opportunities, and far-reaching rural views, giving a perfect balance of country living with everyday convenience.

Agent note:

- The surrounding fields are owned by Bentley Estates, and certain restrictions may apply to alterations or extensions to the property. Any proposed works would need to be approved by the estate prior to commencement.

Room dimensions:

Kitchen/Diner - 5.61m x 2.96m

Garden Room - 5.60m x 2.59m

Lounge - 3.19m x 2.59m

Shower Room - 2.97m x 1.62m

Sitting Room - 4.30m x 2.96m

Reception Room - 3.31m x 2.96m

Stairs To First Floor

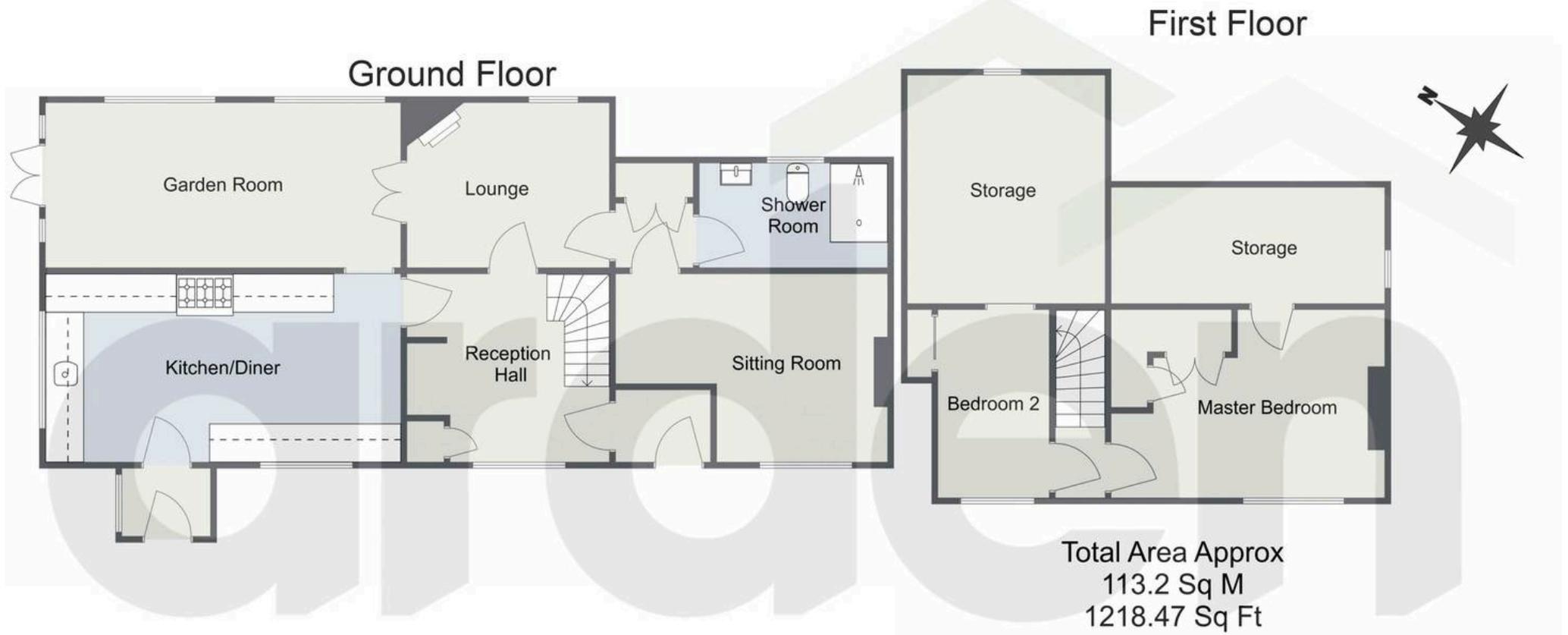
Master Bedroom - 4.32m x 2.96m

Bedroom 2 - 2.97m x 1.76m





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ESTATE AGENTS

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.



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