

11 Chapel Street, Halesowen, B63 4RU



11 Chapel Street, Halesowen



Hicks Hadley

13 Hagley Road
Halesowen
West Midlands
B63 4PU

 0121 585 66 67

 sales@hickshadley.com

 <https://www.hickshadley.com>

An immaculately presented link detached three bedroom property situated in this sort after road; ideally located close to many amenities within walking distance to Halesowen Town Centre, good local schools, close to motorway connections and public transport links. The property briefly comprises; lounge, dining room, fully fitted kitchen, three spacious bedrooms, and refitted family bathroom. The property further benefits from having gas central heating, double glazing, driveway, garage and beautiful rear garden. VIEWING HIGHLY RECOMMENDED. EPC:C

Offers Around £295,000 - Freehold



Entrance Hall

With UPVC double glazed door, obscured double glazing to front elevation, engineered oak flooring, wall light fitting, central heating radiator, stairs to first floor landing and door to;

Spacious Lounge 15'1 x 11'11 (4.60m x 3.63m)

With double glazed bow window to front elevation, feature fireplace with electric fire, engineered oak flooring, ceiling rose with light fitting, two wall light fittings, central heating radiator and door to;

Dining Room 11'11 x 7'11 (3.63m x 2.41m)

With double glazed French doors to rear garden, central heating radiator, walk in storage/cloaks cupboard, ceiling rose with light fitting, and door to;



Refitted Kitchen 12' x 6'9 (3.66m x 2.06m)

Fully fitted with high gloss white base units with work surfaces over, one and a half bowl sink unit, tiled splash backs, cooker space, matching wall units, further appliance space and plumbing for automatic washing machine, ceiling light point, double glazed window to rear garden, heated towel rail, ceramic tiled flooring and double glazed UPVC door to rear garden.

Landing

Stairs lead from the reception hall to first floor with central heating radiator, obscured double glazed window to side elevation, large storage cupboard, loft hatch and doors to:

Bedroom One 14'11 x 9'8 (4.55m x 2.95m)

Spacious double with two double glazed windows to front elevation, ceiling light point and central heating radiator.

Bedroom Two 10'10 x 8'9 (3.30m x 2.67m)

Double with central heating radiator, ceiling light point and double glazed window to rear elevation.

Bedroom Three 10'10 x 6' (3.30m x 1.83m)

Good sized third bedroom with double glazed windows to rear elevation, ceiling light point and central heating radiator.

Refitted Family Bathroom

Refitted with a white suite comprising panelled bath with electric shower and concertina shower screen, vanity sink unit, low flush WC, part tiled walls, central heating radiator, ceiling light point and obscured double glazed window to side elevation.



Garage 17'1 x 7'5 (5.21m x 2.26m)

With up and over door, power and wooden double doors to rear garden.

Outside

Front: With block paved driveway, adjacent lawn, front door and garage door access.

Rear: Having a beautiful private rear garden with a paved patio, shaped lawn with pathway to the side leading to garden shed and border planted with an abundance of mature shrubs, trees and flowers.

Agents Note

We have been informed that the property is freehold. Please check this detail with your solicitor.



COUNCIL TAX BAND: D

All main services are connected.

Broadband/Mobile coverage- please check on link-
[//checker.ofcom.org.uk/en-gb/broadband-coverage](http://checker.ofcom.org.uk/en-gb/broadband-coverage)
EPC:C

