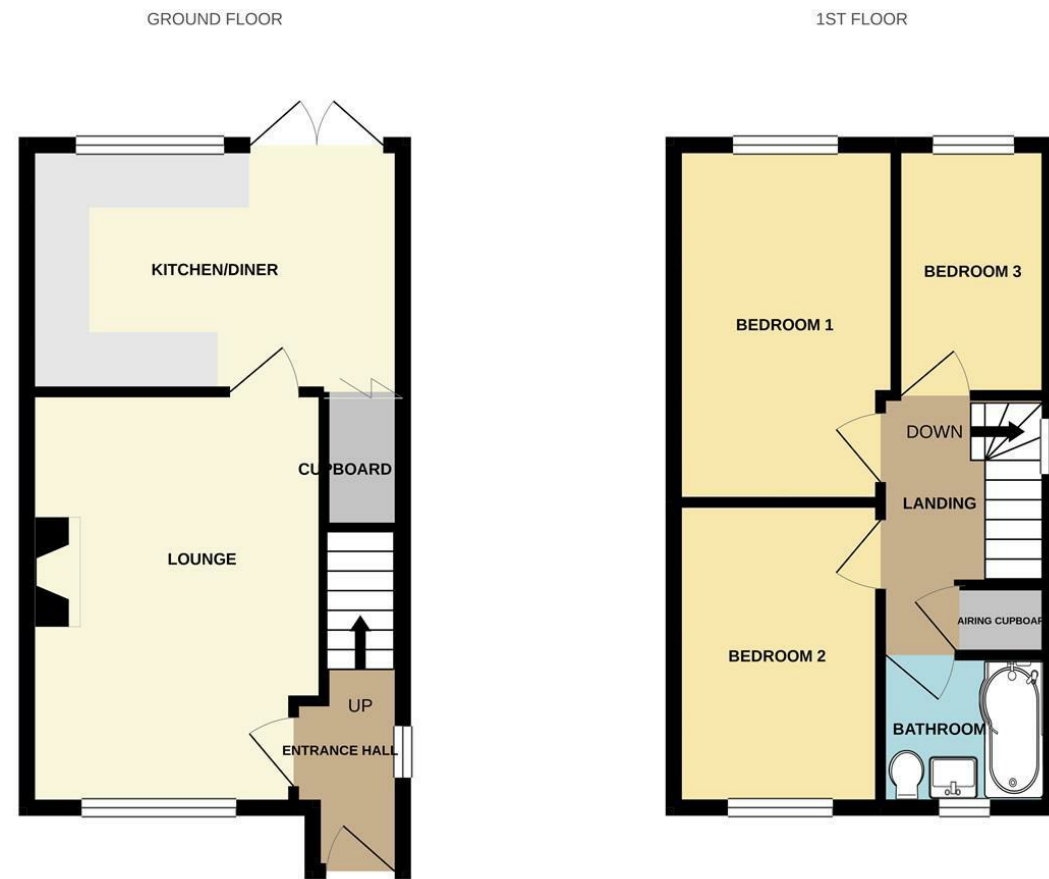


St. Catherines Close, Dudley, West Midlands, DY2 7SF



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. Made with Metropix 6/2021



St. Catherines Close, Dudley



Hicks Hadley

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****NO UPWARD CHAIN** **RENOVATED PROPERTY**READY TO MOVE STRAIGHT IN****

Attractive and well presented modern three bedroom semi-detached property in a popular location for families with great access to schools and local amenities. The property briefly comprises: entrance hall, spacious lounge, open plan kitchen/diner, three good sized bedrooms to the first floor and modern family bathroom with shower. The property further benefits from: long private rear garden and driveway for up to three cars. **VIEWING HIGHLY RECOMMENDED TO APPRECIATE THE QUALITY OF THE REFURBISHMENT. EPC: E**

Offers In The Region Of £220,000 - Freehold



Entrance Hall 6'0" x 3'2" (1.83m x 0.97m)
With stairs to first floor and door into:Bedroom One,Two and Three with the family bathroom.

Spacious Lounge 15'0" x 9'6" (4.57m x 2.90m)
With feature fireplace, electric storage heater, window to front elevation and door into:

Fitted Kitchen/Diner

Having matching wall and base units with worktops over to incorporate single drainer sink unit, integrated oven, hob with extractor chimney over, window to rear elevation, storage cupboard window to rear elevation and French doors into garden.Please note some of the unit doors are damaged a may need either re wrapping or replacing.



link- <http://checker.ofcom.org.uk/en-gb/broadband-coverage>



Landing

With doors into:Bedrooms One,Two and Three,family bathroom also access to the loft area and cupboard space with water heater.

Bedroom One 13'0" x 8'0" (3.96m x 2.44m)
With electric storage heater and window to rear elevation.

Bedroom Two 10'9" x 7'5" (3.28m x 2.26m)
With electric storage heater and window to front elevation.

Bedroom Three 8'7" x 5'5" (2.62m x 1.65m)
With electric storage heater and window to rear elevation.

Modern Family Bathroom

Having suite to include panel bath with shower over, shower screen , vanity wash hand basin, low flush wc and window to front elevation.

Outside

Front: With driveway for up to three cars leading to front door.

Rear: Long private rear garden with lawn and patio area.

Agents Note

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

EPC: E

COUNCIL TAX BAND: C

Broadband/mobile coverage- please check on

