

HUNTERS[®]

HERE TO GET *you* THERE



Swindon Road

Wall Heath, DY6 0AL



Council Tax: E



Swindon Road

Wall Heath, DY6 0AL

£475,000



Front of the Property

Situated on the corner of Swindon Road & Enville Road and accessed via a private driveway, to the front of the property there is a spacious tarmac driveway with gravelled areas to side, shrub borders, double glazed door to porch, up and over door leading to the garage and gate to side providing access to the rear garden.

Entrance Hall

With a double glazed door leading from the front, stairs to the first floor landing, doors to the cloakroom and lounge and a central heating radiator.

Cloakroom

With a door leading from the entrance hall, WC, wash hand basin, tiled floor, double glazed window to front and a central heating radiator.

Lounge

11'6" x 17'5" (3.5 x 5.3)

With a door leading from the entrance hall and open to the dining room, double glazed window to front, door to kitchen, gas fire with decorative surround, karndean floor and a central heating radiator.

Dining Room

8'6" x 9'10" (2.6 x 3)

Open from the lounge, karndean floor, double glazed doors to conservatory and a central heating radiator.

Kitchen Breakfast Room

10'6" x 14'5" (3.2 x 4.4)

With a door leading from the lounge, fitted with a range of wall and base units, work surfaces with tiled splash back, one and a half sink and drainer, double electric oven, five ring gas hob with stainless steel cooker hood, integrated dishwasher and wine cooler, tiled floor, recessed spotlights, breakfast bar, double glazed window to rear, double glazed door to side, further door to utility, ...

Utility Room

7'10" x 12'2" (2.4 x 3.7)

With a door leading from the kitchen, fitted base cupboard units, work surfaces, space for fridge freezer, plumbing for washing machine, space for tumble dryer, tiled floor, door to rear garden and a central heating radiator.

Conservatory

7'10" x 10'6" (2.39 x 3.2)

With double glazed doors from the dining room, double glazed doors to side leading to the garden, double glazed windows to rear and side, heat reflective glass roof, tiled floor and a central heating radiator.

Landing

With stairs leading from the entrance hall, airing cupboard, loft access with ladders to a boarded loft and doors to various rooms.

Bedroom One

11'2" x 12'6" (3.4 x 3.8)

With a door leading from the landing, double glazed window to rear, door to en suite and a central heating radiator.

En Suite

With a door leading from bedroom one, shower cubicle, WC, wash hand basin set into vanity unit, double glazed window to side, tiled floor, recessed spotlights, shaver point and a chrome heated towel rail.

Bedroom Two

8'6" x 12'6" (2.6 x 3.8)

With a door leading from the landing, double glazed window to front and a central heating radiator.

Bedroom Three

8'2" x 9'10" (2.5 x 3)

With a door leading from the landing, double glazed window to rear and a central heating radiator.

Bedroom Four

7'10" x 10'10" (2.4 x 3.3)

With a door leading from the landing, double glazed window to front and a central heating radiator.

Bathroom

With a door leading from the landing, double glazed window to side, bath with separate shower attachment, WC, wash hand basin, part tiled walls, shaver point and a central heating radiator.

Garden

With double glazed doors from the conservatory to a patio area with lawn beyond which is bordered with shrubs, there is a lovely decked seating area to the rear of the garden, a gate to side providing access to the front of the property and a door leading to the utility room.

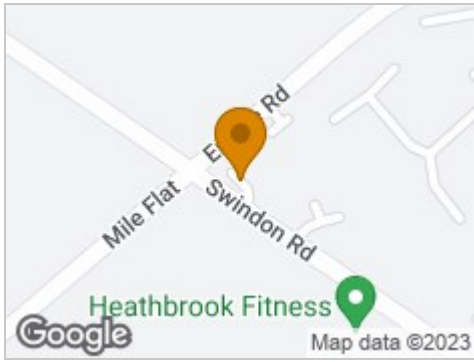
Garage Store

5'11" x 7'10" (1.8 x 2.39)

With an up and over door to front and having power and light.



Road Map



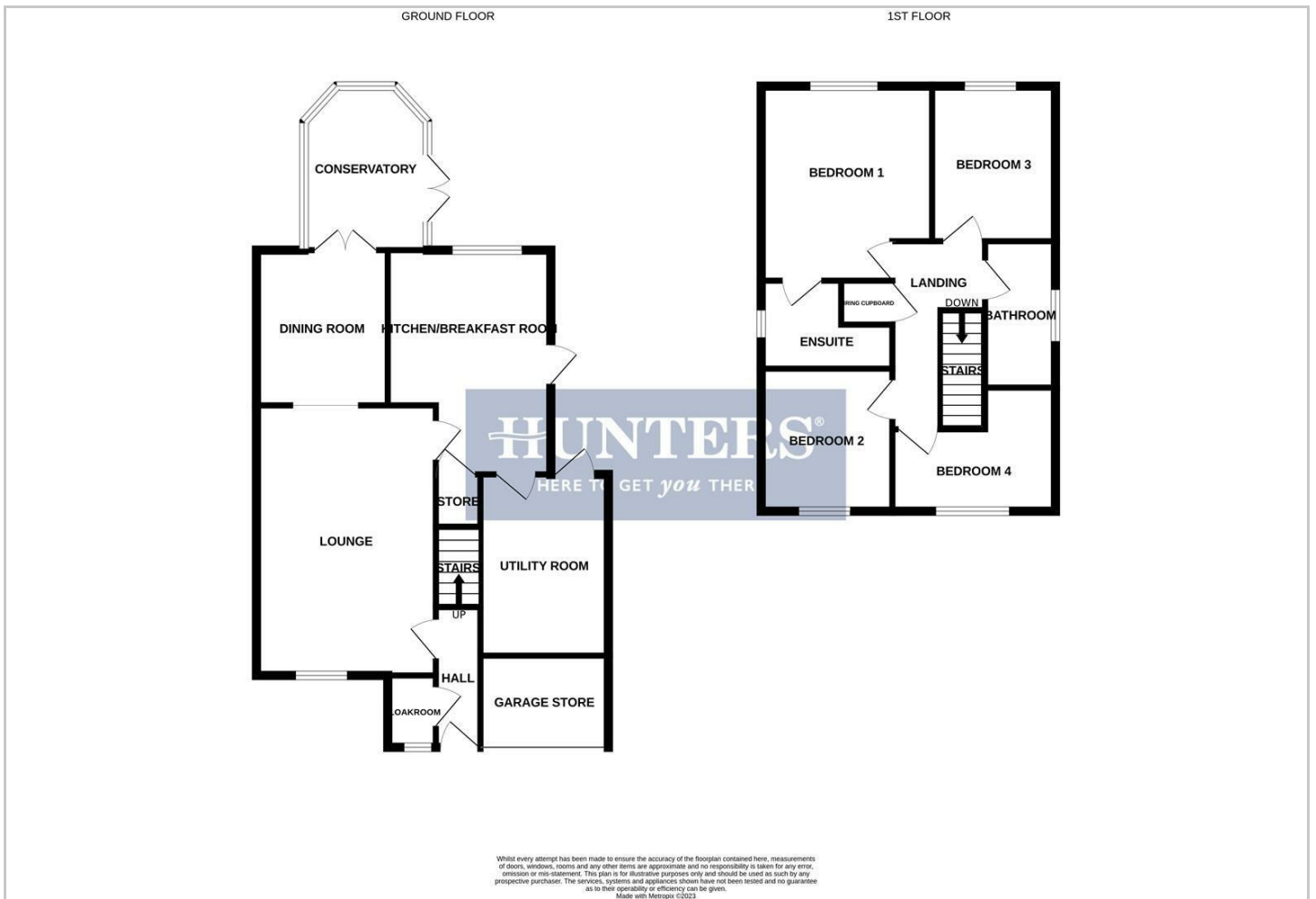
Hybrid Map



Terrain Map



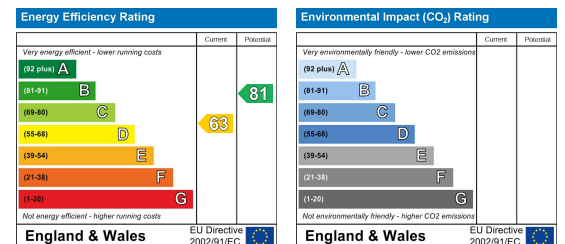
Floor Plan



Viewing

Please contact our Hunters Stourbridge Office on 01384 443331 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.