



The Oaklands Cottage, Greensforge Lane, Stourbridge, DY7 5BA

HUNTERS[®]
EXCLUSIVE



Greensforge Lane, Stourbridge, DY7 5BA

The Oaklands Cottage is a charming home that has been thoughtfully extended to a good size with potential to accommodate separate living whilst all under the same roof. This family home built in the 1600's showcases many original features including ceiling beams, textured walls and fireplaces in all of the reception rooms. It stands amidst beautiful grounds and is approached by electric gates to a sweeping driveway with a garage. The reception hall allows access to the kitchen breakfast room, lounge, snug and stairs to the first floor landing. The kitchen breakfast room has access to a utility, cloakroom, dining room and stairs to the secondary landing. Bedroom one has an en suite wet room, there is also a modern fitted bathroom and a further bedroom.

Completing the upper floor is a secondary landing, a further bedroom and bathroom. The Oaklands Cottage is situated close to the Staffordshire & Worcestershire canal and stands in a beautiful secluded position nearby the local village of Kinver. Kinver provides good schooling as well as a independent shops, eateries and public houses. Stourton provides easy access to beautiful countryside whilst also being well placed for commuting to The Black Country, Birmingham and North Worcestershire.





Front Of The Property

With electric gates to front, driveway overlooking surrounding fields leading to the garage and steps leading down to the front door.

Kitchen Breakfast Room

16'6" x 19'9"

With a door leading from the entrance hall, fitted with a range of wall and base units, quartz work surfaces with tiled splashback, breakfast bar, sink and drainer, space for fridge freezer, built in microwave, single oven and double oven, induction hob, stainless steel cooker hood above, integrated dishwasher, space for wine chiller, recessed spotlights, a double glazed composite door to side, double glazed patio doors to rear, a column central heating radiator, double glazed windows to side and rear, tiled underfloor heating, doors to various rooms and stairs to the landing.

Utility

9'10" x 10'9"

With a door from the kitchen breakfast room, double glazed windows to front and side, fitted work surfaces and cupboard, sink, boiler, recessed spotlights, tiled floor and space for appliances.



Cloakroom

With a door from the kitchen breakfast room, WC, wash hand basin, tiled floor, double glazed window to side and a central heating radiator.

Dining Room

11'2" x 13'5"

With a door from the kitchen breakfast room, double glazed patio doors to rear, wall lights, under stairs storage cupboard, open fire with brick built surround and a central heating radiator.

Reception Hall

With a double glazed composite door to front, doors to various rooms, stairs to the first floor landing, double glazed window to front, wall lights and a central heating radiator.

Snug

12'5" x 12'6"

With a door from the reception hall, double glazed windows to front and side, gas fireplace and a central heating radiator.



Lounge

13'1" x 23'4"

With a door from the reception hall, double glazed patio doors to side, inglenook fireplace with tiled and brick surround, double glazed window to front and a central heating radiator.

Landing

With stairs leading from the reception hall, doors to various rooms, airing cupboard housing hot water tank, loft access, double glazed window to front and a central heating radiator.

Bedroom One

12'6" x 12'7"

With a door from the landing, double glazed window to front, loft access, exposed floorboards, recessed spotlights, fitted wardrobes, two chrome heated radiators and a door to en suite.

En Suite

With a door from bedroom one, two double glazed windows to side, wet room shower, WC, wash hand basin, vanity unit, extractor fan, mirror and a chrome heated towel rail.

Bedroom Two

16'0" x 13'1"

With a door from the landing, double glazed windows to front and rear, fitted wardrobes, and a central heating radiator.

Bathroom

With a door from the landing, double glazed window to side, bath with shower over, fitted shower screen, extractor fan, WC, wash hand basin, vanity unit, mirror and a chrome heated towel rail.

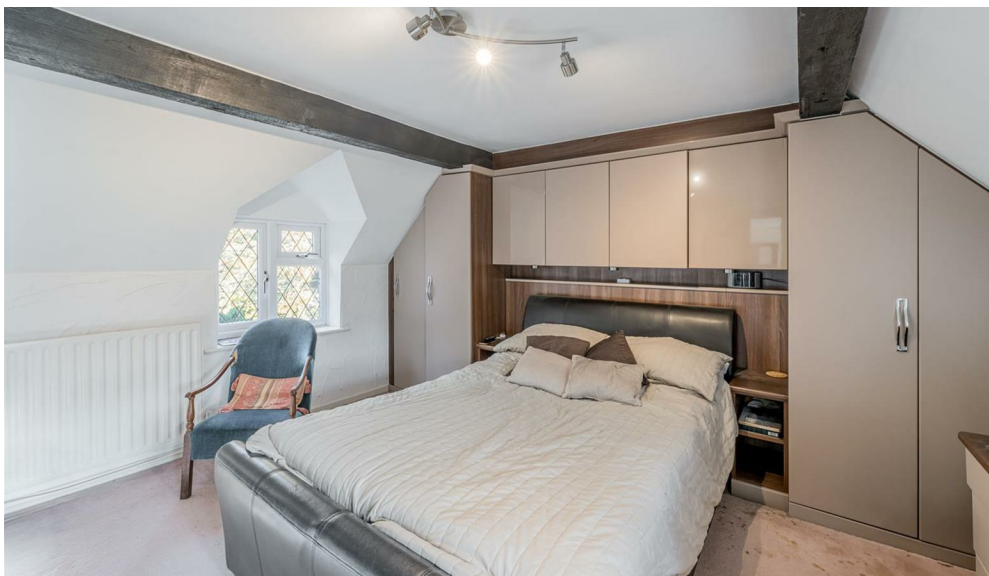
Bedroom Three

9'2" x 11'9"

With a door from the landing, fitted wardrobes, double glazed window to rear and door to bathroom.

Bathroom

With a door from bedroom three, double glazed window to front, corner bath, WC, wash hand basin, storage cupboard, a central heating radiator and a door to the secondary landing.



Secondary Landing

With a door from the bathroom, study area, door to bedroom four and stairs to the kitchen breakfast room.

Bedroom Four

11'2" x 16'4"

With a door from the secondary landing, double glazed windows to side and rear, and a central heating radiator.

Garden

With a patio, lawn, summerhouse and garden shed.

Garage

19'8" x 18'11"

With an electric door to front, double glazed windows to side, belfast sink, power and light. Adjacent to the garage is also a home office.

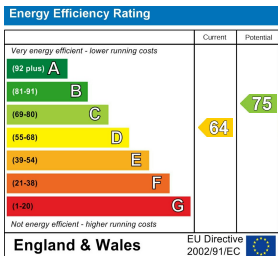
These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these 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. 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.

GROUND FLOOR

1ST FLOOR



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 ©2023



Viewing Arrangements

Strictly by prior appointment only through the agent
 Hunters Stourbridge - 01384 443331 <https://www.hunters.com>

HUNTERS[®]
 EXCLUSIVE



HUNTERS[®]
EXCLUSIVE