

# HUNTERS®

HERE TO GET *you* THERE



## Saltwells Road

Dudley, DY2 9RR



Council Tax: B



# 1 Saltwells Road

Dudley, DY2 9RR

£240,000



## Front Of The Property

With a tarmac driveway, gated side access leading to rear garden and a double glazed door leading to entrance hall.

## Entrance Hall

With a double glazed door leading from the front of the property, stairs leading to the landing, under stairs storage space, and double doors leading to the lounge.

## Lounge

10'8 x 17'9 (3.25m x 5.41m)

With double doors leading from the entrance hall, fireplace with gas fire, door to kitchen/diner, double glazed window to rear and a central heating radiator.

## Kitchen Diner

27'4 x 7'4 (8.33m x 2.24m)

With door leading from lounge, fitted wall and base units, work surfaces with tiled splashback, one and a half sink and drainer, oven, gas hob, stainless steel cooker hood, washing machine, space for fridge freezer, wall mounted boiler, double glazed windows to front, side and rear, double glazed doors to side and a central heating radiator

## Landing

With stairs leading from the entrance hall, doors to rooms, airing cupboard, loft access and a double glazed window to side.

## Bathroom

10'4 x 7'1 (3.15m x 2.16m)

With door leading from landing, bath with shower over, shower screen, WC, wash hand basin set into vanity unit, part tiled walls and a heated towel rail.

## Bedroom One

11'4 x 11 (3.45m x 3.35m)

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

## Bedroom Two

13 x 7'6 (3.96m x 2.29m)

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

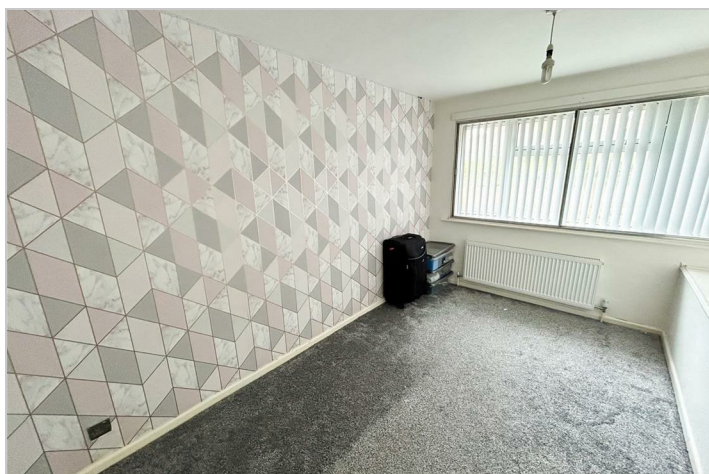
## Bedroom Three

9'6 x 7'6 (2.90m x 2.29m)

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

## Garden

With a double glazed door leading from the kitchen, patio, gated side access and lawn area.



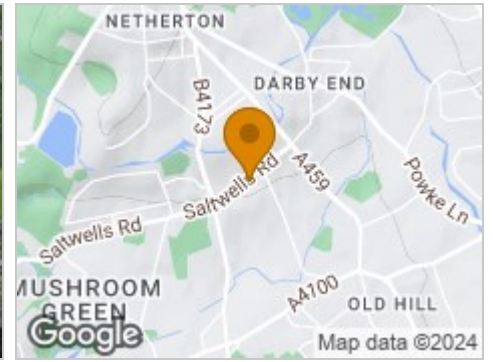
## Road Map



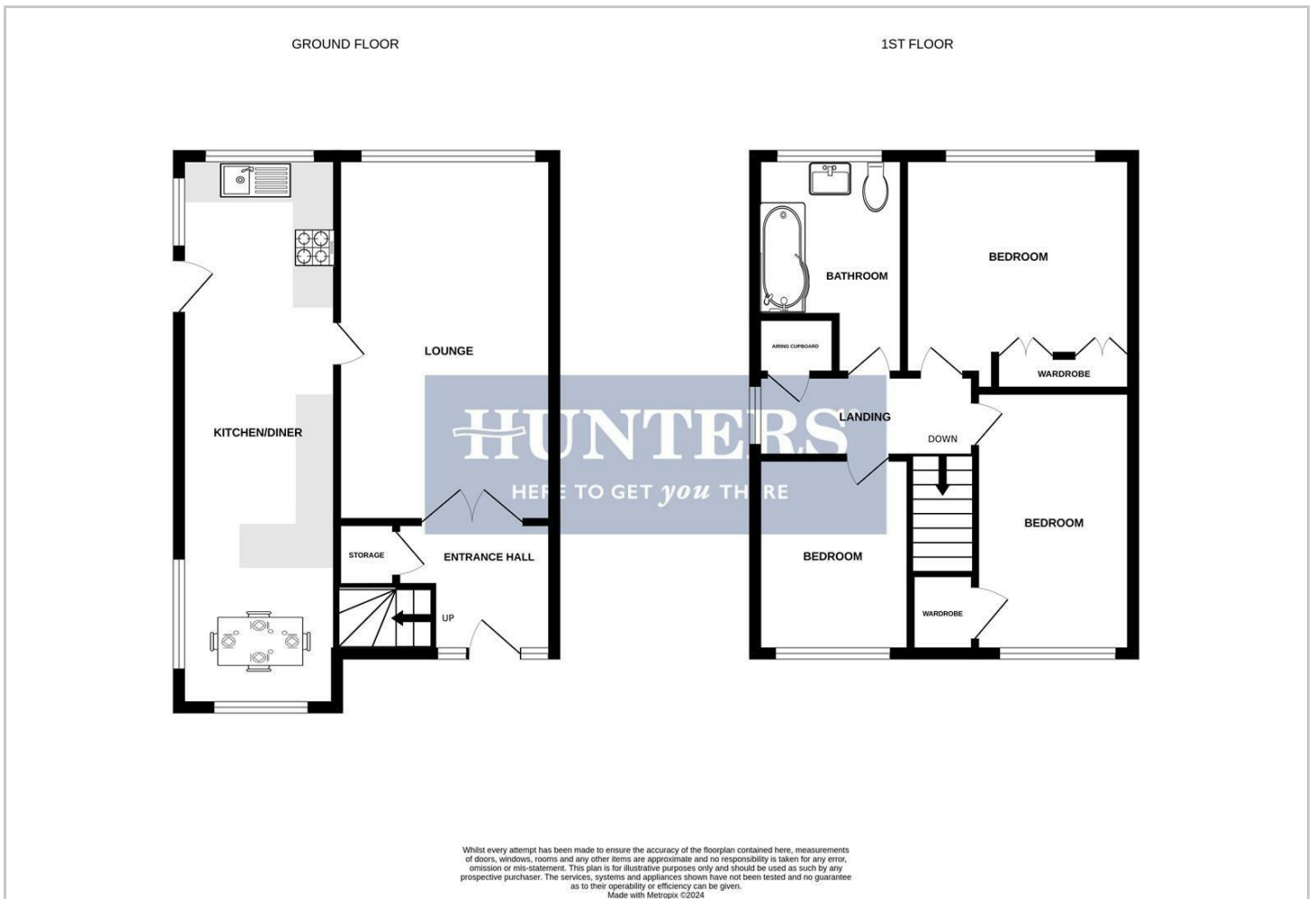
## Hybrid Map



## Terrain Map



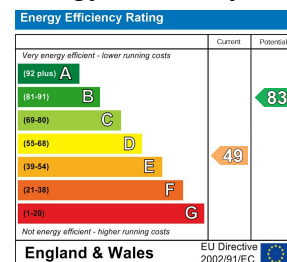
## Floor Plan



## 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.