

HUNTERS®

HERE TO GET *you* THERE



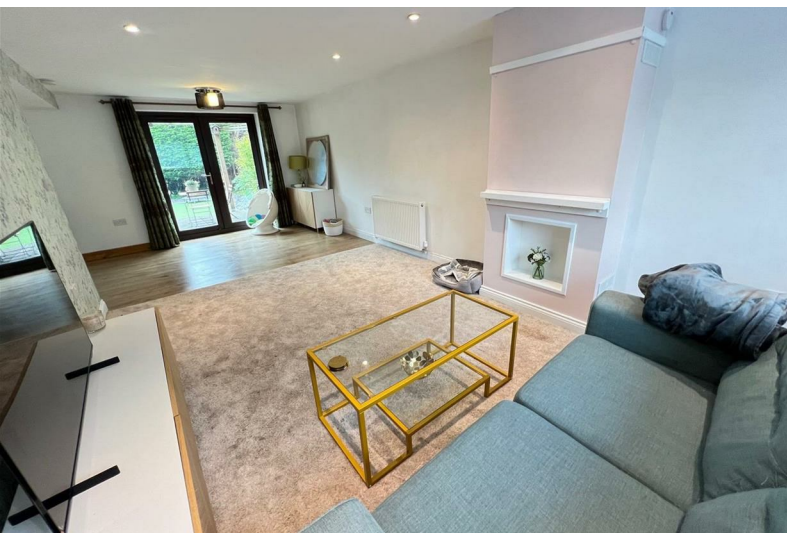
The Houx

Stourbridge, DY8 4DR

£365,000



Council Tax: D



The Houx

Stourbridge, DY8 4DR



Front Of The Property

With a block paved driveway, gravel, canopy to front door and gated side access.

Entrance Hall

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

Cloakroom

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

Kitchen

12'0" x 8'8" (3.68 x 2.65)

With a door from the entrance hall, fitted wall and base units, work surfaces with tiled splashback, one and a half stainless steel sink and drainer, integrated double oven, gas hob, stainless steel cooker hood, space for fridge, integrated freezer, plumbing for washing machine, an opening to the dining room and a double glazed window to front.

Open Plan Dining Area

12'0" x 14'10" (3.66 x 4.53)

With a door from the entrance hall, opening to the lounge, double glazed patio doors to conservatory, electric fire with decorative surround and a central heating radiator.

Open Plan Lounge

24'4" x 10'8" (7.42 x 3.27)

Opening round from the dining area, double glazed window to front, recessed spotlights, double glazed french doors to the rear garden and a central heating radiator.

Conservatory

9'6" x 12'5" (2.91 x 3.80)

With double glazed patio doors from the dining area, glass roof, ceiling light/fan and double glazed french doors to the rear garden.

Landing

With stairs from the entrance hall, loft access and doors to rooms.

Bedroom One

16'0" x 10'8" (4.89 x 3.26)

With a door from the landing and to the en suite, built in wardrobes, double glazed french doors to juliet balcony and a central heating radiator.

En Suite

With a door from bedroom one, and to bedroom three, shower cubicle, WC, wash hand basin, tiled walls, recessed spotlights, extractor fan, double glazed window to front and shaver point.

Bedroom Two

9'5" x 14'10" (2.88 x 4.54)

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

Bedroom Three

10'5" x 11'1" (3.18 x 3.38)

With a door from the en suite, double glazed window to front, built in wardrobes and a central heating radiator.

Bedroom Four

10'8" x 5'9" (3.27 x 1.77)

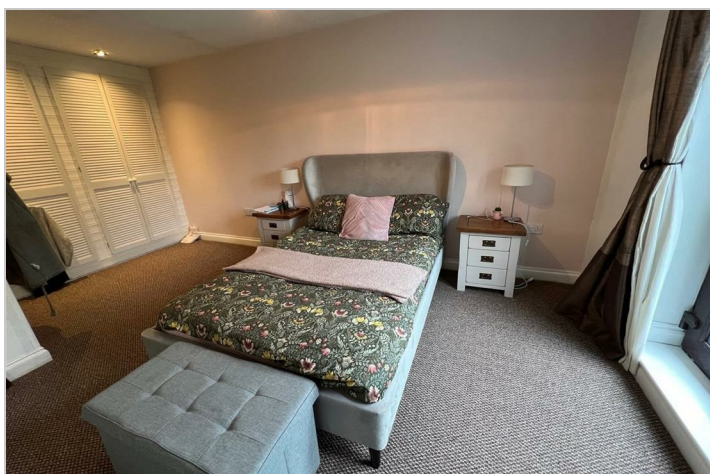
With a door from the landing, double glazed window to rear and a central heating radiator.

Bathroom

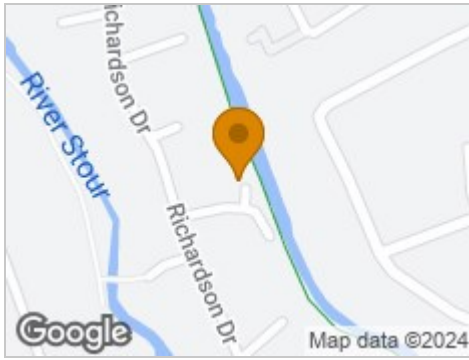
With a door from the landing, bath, WC, wash hand basin, part tiled walls, shaver point, extractor fan, double glazed window to side and a central heating radiator.

Garden

With double glazed french doors from the conservatory to a covered decking area with pagoda over, decorative grey slate borders, outdoor lighting, outside tap and a summerhouse.



Road Map



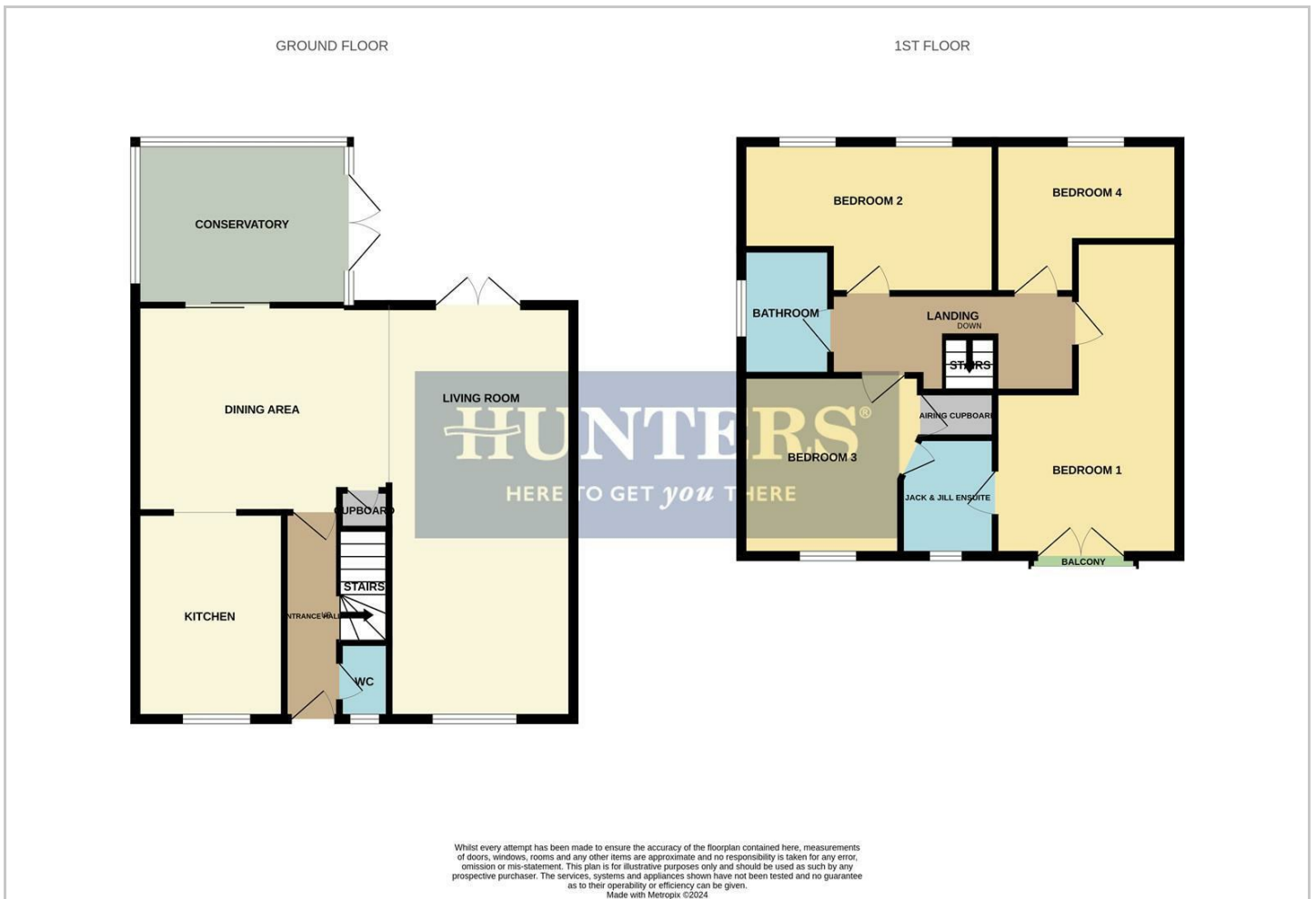
Hybrid Map



Terrain Map



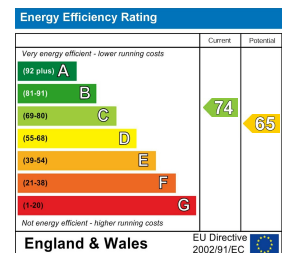
Floor Plan



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.