

HUNTERS®

HERE TO GET *you* THERE



Woodhouse Way

Cradley Heath, B64 5EL

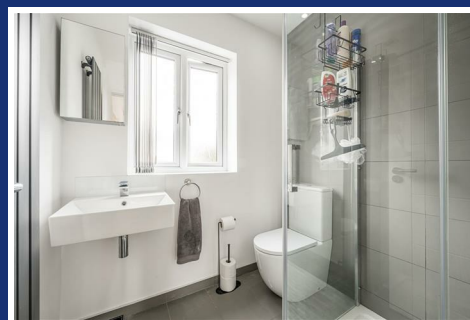
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Council Tax: C



30 Woodhouse Way

Cradley Heath, B64 5EL

£240,000



Front of the Property

To the front of the property we have tarmac driveway, up and over door leading to garage, side access, decorative chipping stones, shrub borders, slab footpath and double glazed door leading to entrance hall.

Entrance Hall

With door leading from the front of the property, stairs to first floor landing, door to lounge, recessed spotlights, double glazed window to side and a central heating radiator.

Lounge

12'9 x 11'6 (3.89m x 3.51m)

With door leading from the entrance hall, opening to kitchen, bay to front with double glazed windows and two central heating radiators.

Kitchen

9'23 x 14'57 (2.74m x 4.27m)

Opening leading from the lounge, a range of modern wall and base units, oven, induction hob with hood over, integrated dishwasher, stainless steel sink drainer, recessed spotlights, double glazed window to rear, doubled glazed French doors to garden and a column central heating radiator.

Landing

With stairs leading from the entrance hall, doors to rooms, loft access with pull down ladders, airing cupboard, storage cupboard over stairs, and double glazed window to side.

Bedroom One

9'03 x 14'7 (2.82m x 4.45m)

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

Bedroom Two

13'6 x 8'4 (4.11m x 2.54m)

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

Bathroom

5'8 x 5'5 (1.73m x 1.65m)

With door leading from the landing, tiled floor, W/C, hand wash basin, corner shower unit with waterfall shower, extractor fan, double glazed window to front, under floor heating and a column central heating radiator.

Utility

8'89 x 6'65 (2.44m x 1.83m)

With double glazed door leading from the garden, a range a wall and base units, stainless stell sink drainer, plumbing for washing machine, and door to garage.

Garage

10'15 x 9'3 (3.05m x 2.82m)

With up and over door leading from driveway and door leading from the utility, storage space.

Garden

With double glazed French doors leading from the kitchen, wooden decking, patio area, integrated garden lights with shrub borders, decorative chipping stones and artificial lawn.



A Google Map snippet showing a residential area. A red location pin is placed on Silverthorne Ln. To the right, Woodhouse Way curves upwards, and St Anne's Rd runs diagonally at the top right. The Google logo and 'Map data ©2024' are visible at the bottom.

The floor plan is divided into two main sections: the Ground Floor on the left and the 1st Floor on the right. The Ground Floor includes a large Garage, a Utility Room, a Kitchen/Diner, a Living Room, an Entrance Hall, and a staircase with an 'UP' arrow. The 1st Floor includes two Bedrooms, a Bathroom, a Landing with a 'DOWN' arrow, and two Storage areas. A large blue banner with the text 'HUNTERS' and 'HERE TO GET YOU THERE' is positioned across the center of the plan, partially obscuring the Kitchen/Diner and Living Room areas.

GROUND FLOOR

UTILITY ROOM

GARAGE

KITCHEN/DINER

LIVING ROOM

ENTRANCE HALL

UP

1ST FLOOR

BEDROOM

LANDING

DOWN

STORAGE

BEDROOM

BATHROOM

STORAGE

HUNTERS

HERE TO GET YOU THERE

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 MyHomeplan 2.0.0.14

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 Rating		Current	Potential
Very energy efficient - lower running costs			
(92-plus) A			
(82-91) B			8
(69-80) C		74	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

England & Wales

EU Directive 2002/91/EC

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