

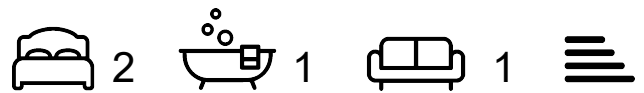
HUNTERS[®]

HERE TO GET *you* THERE



Yardley Street

Stourbridge, DY9 7AT



Council Tax: D



39 Yardley Street

Stourbridge, DY9 7AT

£300,000



The Front of the Property

There is gated driveway with parking for multiple cars, fronted lawn, shrub borders, double glazed door to entrance hall, gate to garden, second driveway with up and over door to garage and gated side access.

Entrance Hall

With a double glazed door leading from the front of the property, doors to various rooms, storage cupboard, and a central heating radiator.

Lounge

10'9 x 19'8 (3.28m x 5.99m)

With a door leading from the entrance hall, gas feature fireplace, sliding double glazed door to garden and two central heating radiators.

Kitchen

9'6 x 13'6 (2.90m x 4.11m)

With a door leading from the entrance hall, a range of base units, plumbing for a washing machine, oven with gas hob, stainless steel sink drainer, double glazed door to side access, double glazed window to side and a central heating radiator.

Hallway

With a door leading from the entrance hall, doors to various rooms, airing cupboard and loft access.

Bathroom

8'28 x 9'9 (2.44m x 2.97m)

With a door leading from the hallway, W/C, hand wash basin into vanity unit, tiled splashback, bath with shower attachment, shower screen, double glazed window to side and two chrome towel rails.

Bedroom One

14'6 x 9'4 (4.42m x 2.84m)

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

Bedroom Two

11'24 x 12'1 (3.35m x 3.68m)

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

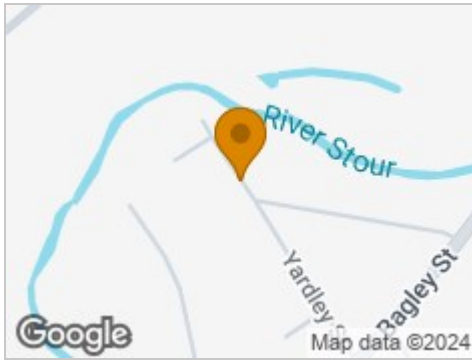
Garden

With stairs leading from the driveway and a double glazed door leading from the lounge, slab patio, centre lawn, shrub borders and gated side access.

Garage



Road Map



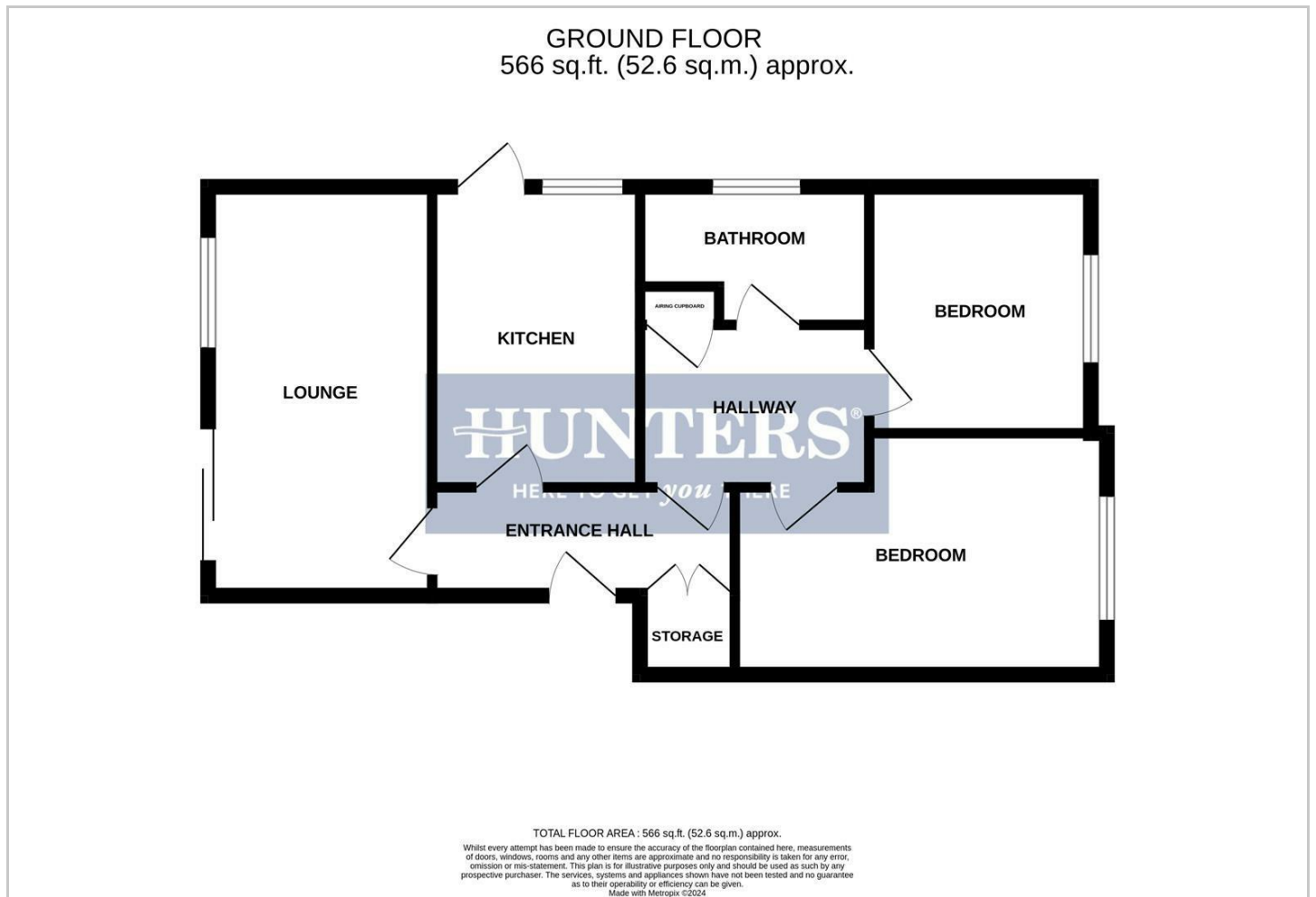
Hybrid Map



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

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-101) A			
(81-91) B			
(69-80) C			
(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	

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.