

HUNTERS®

HERE TO GET *you* THERE



Elgar Crescent

Brierley Hill, DY5 4JJ

£280,000



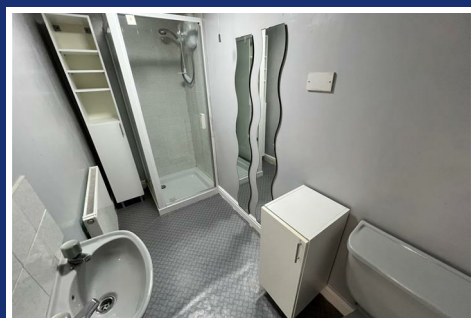
Council Tax: D



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Front Of The Property

With a tarmac driveway leading to garage, outdoor lighting and a path to gated side access.

Entrance Hall

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

Lounge

17'8" x 14'1" (5.41 x 4.30)

With a door from the entrance hall, double glazed bow window to front, further double glazed window to side, electric fire with decorative surround, laminate floor and a central heating radiator.

Kitchen Diner

9'10" x 14'0" (3.02 x 4.29)

With doors to the entrance hall, utility and lounge, fitted with a range of wall and base units, work surfaces with tiled splashback, one and a half stainless steel sink and drainer, space for cooker, space for further appliances and two double glazed windows to rear.

Utility

6'4" x 7'6" (1.94 x 2.29)

With doors to the kitchen, shower room and garage, work surfaces with tiled splashback, stainless steel sink, plumbing for washing machine, wall mounted boiler, double glazed window to rear, double glazed door to rear and a central heating radiator.

Shower Room

With a door from the utility, shower cubicle, WC, wash hand basin, part tiled walls, double glazed window to side, extractor fan and a central heating radiator.

Landing

With stairs from the entrance hall, doors to rooms, built in storage, double glazed window to side and loft access.

Bedroom One

10'2" x 11'0" (3.10 x 3.37)

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

Bedroom Two

7'9" x 7'10" (2.37 x 2.41)

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

Bedroom Three

7'10" x 5'11" (2.41 x 1.82)

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

Bathroom

With a door from the landing, double glazed window to side, bath with shower over, WC, wash hand basin set into vanity unit, tiled walls, shaver point and a central heating radiator.

Garden

With a double glazed door from the utility to a patio, path to rear, low maintenance chipping stone, garden shed, outdoor tap, lighting and gated side access.

Garage

13'0" x 8'2" (3.98 x 2.49)

With a garage door to front, power, light and door to utility.



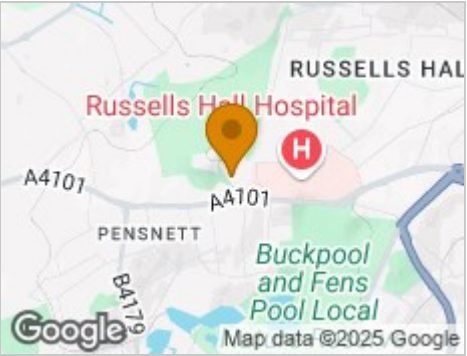
Road Map



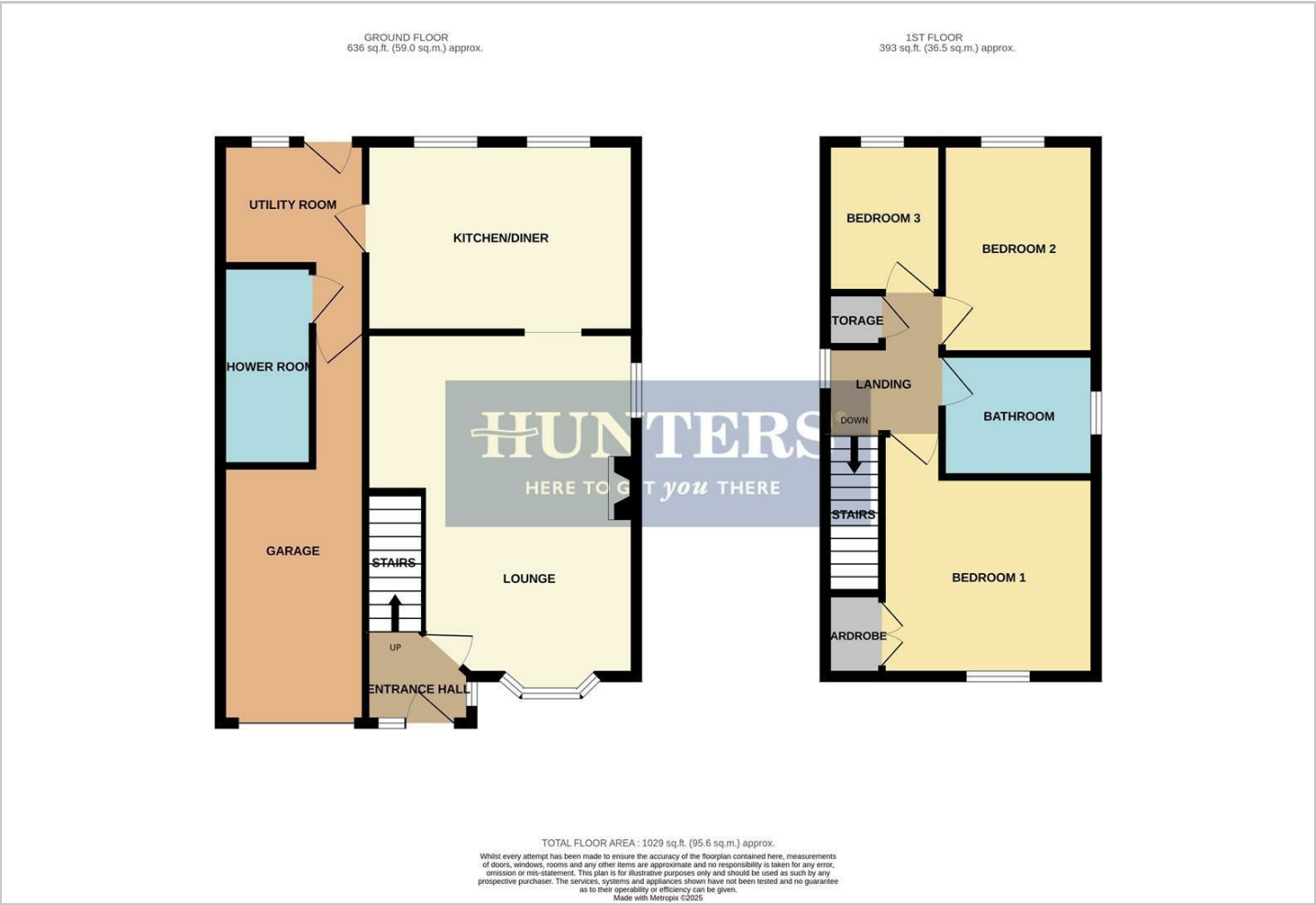
Hybrid Map



Terrain Map



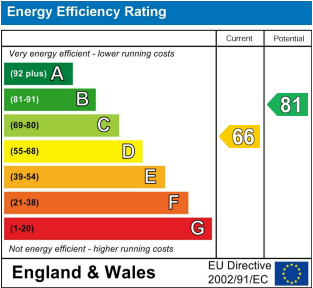
Floor Plan



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.