

# HUNTERS®

HERE TO GET *you* THERE



## Gladstone Road

Stourbridge, DY8 3PE



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Offers In The Region Of £315,000



## Front Of The Property

There is a dwarf wall, storm porch with double glazed door to entrance hall, slate paving slabs and gated side access.

## Entrance Hall

11'5" x 5'10" (3.5 x 1.8)

With a double glazed door leading from the front of the property, stairs to first floor landing, storage cupboard, doors to various rooms, opening to the kitchen, recessed spotlights, tiled floor and a central heating radiator.

## Kitchen

9'6" x 5'2" (2.9 x 1.6)

With a door leading from entrance hall, fitted with high gloss soft close matching wall and base units, work surfaces with tiled splashback, one and a half stainless steel sink and drainer, integrated oven, separate gas hob and cooker hood above, dishwasher, plumbing for washing machine, space for fridge freezer, tiled floor, LED strip lights, double glazed window to front, double glazed door to side, recessed spotlights and a central heating radiator.

## Cloakroom

With a door leading from the entrance hall, WC, wash hand basin set into vanity unit, part tiled walls, tiled floor and recessed spotlights.

## Lounge Diner

15'8" x 13'1" (4.8 x 4.0)

Opening from the entrance hall, double glazed window to rear, double glazed patio door to rear, bespoke panelling and two central heating radiators.

## Landing

With stairs leading from the entrance hall, doors to various rooms, loft access, recessed spotlights and a central heating radiator.

## Bedroom One

14'5" x 9'2" max (4.4 x 2.8 max)

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



### En Suite

With a door leading from bedroom one, WC, shower cubicle, wash hand basin, tiled floor, part tiled walls, double glazed window to side, recessed spotlights and a central heating radiator.

### Bedroom Two

8'6" x 9'2" (2.6 x 2.8)

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

### Bedroom Three

7'2" x 6'10" (2.2 x 2.1)

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

### Bathroom

With a door leading from the landing, WC, bath with shower attachment, wash hand basin, tiled floor, part tiled walls, double glazed window to front, recessed spotlights, storage cupboard and a central heating radiator.

### Garden

With access from the kitchen to a reclaimed slate paved patio area with raised sleepers, side and rear gated access leading to garage and parking space, steps leading to lawn with mature shrub borders, further circular slate paved area and a corner garden snug with light and power.



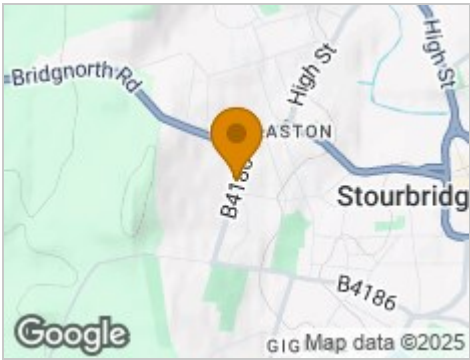
Road Map



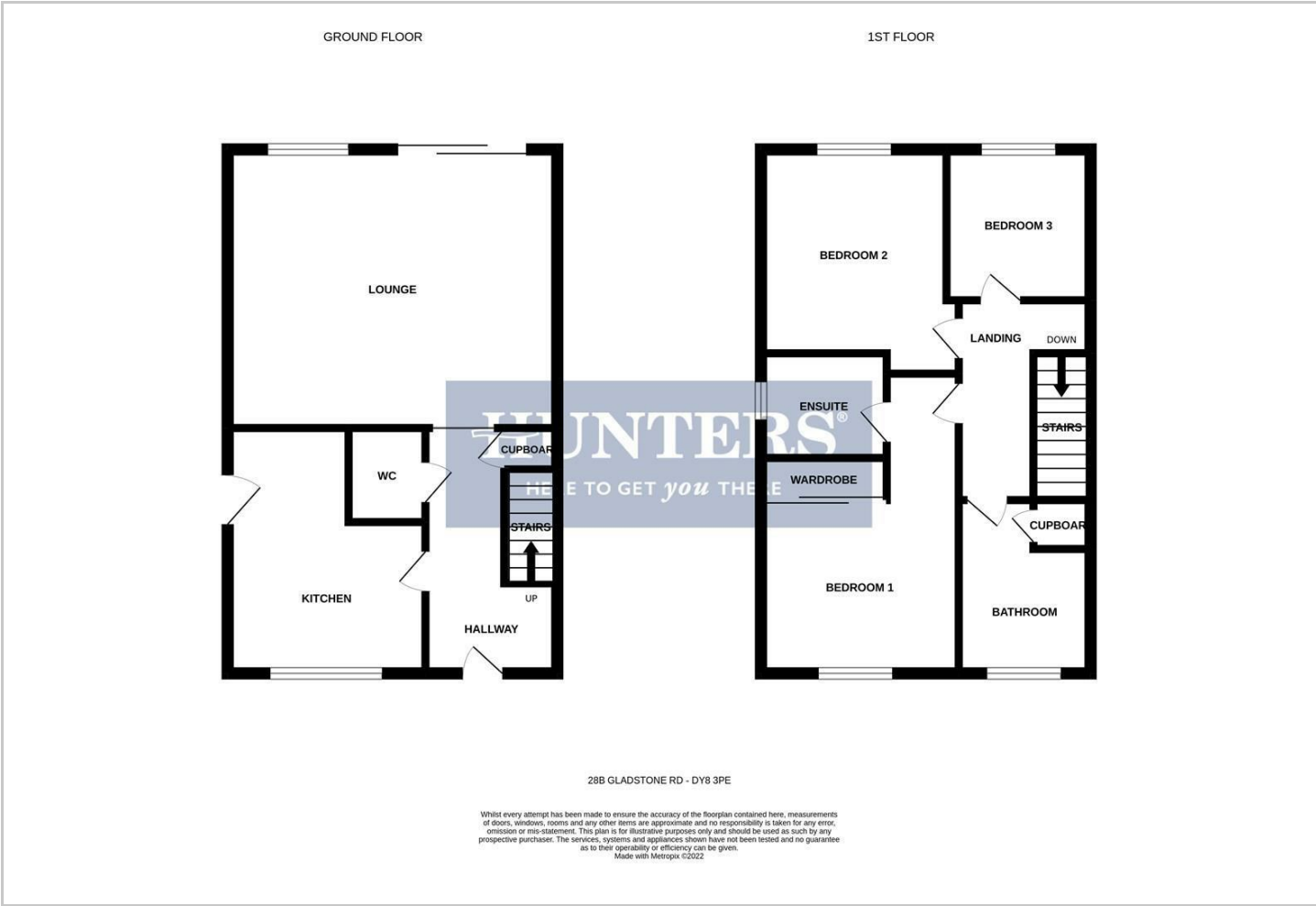
Hybrid Map



Terrain Map



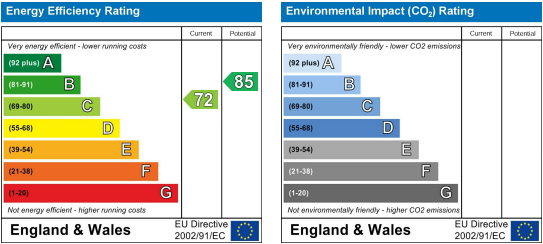
Floor Plan



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.