

HUNTERS®

HERE TO GET *you* THERE



Junction Road

Audnam, Stourbridge, DY8 4YJ



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£320,000



Front of The Property

To the front of the property there is a large block paved driveway providing ample off road parking, outside light and EV charging point.

Entrance Hall

With a double glazed composite door leading from the front of the property, storage cupboard, open to utility and doors to various rooms, herringbone floor and double glazed window to front with bespoke fitted shutters.

Lounge

16'8" x 13'1" max (5.1 x 4 max)

With doors leading from the entrance hall and sitting room, comfortable space for seating, log burning stove with slate hearth and decorative mantle, herringbone floor, double glazed bay window with bespoke fitted shutters and a central heating radiator.

Sitting Room

9'10" x 8'10" (3 x 2.7)

With doors leading from lounge and utility, space for seating or home working, open to kitchen diner, herringbone floor and a central heating radiator.

Kitchen Diner

21'11" x 8'10" (6.7 x 2.7)

Open from sitting room, fitted with a range of matching high gloss wall and base units, Quartz worksurfaces with upstands, one and a half sink with drainer grooves, integrated oven, separate induction hob with cooker hood over, integrated dishwasher, fridge freezer, herringbone floor, recessed spotlights, double glazed windows and door to rear and a central heating radiator.

Utility

Open from the entrance hall and door to sitting room, plumbing for washing machine, space for tumble dryer, wall mounted central heating boiler, useful storage space and a central heating radiator.

Shower Room

With a door leading from entrance hall, shower room, WC, wash hand basin set into vanity, tiled splashback, tiled floor, double glazed window to side and a central heating radiator.

Tel: 01384 443331

Landing

With stairs leading from entrance hall, doors to various rooms, double glazed window to side and loft access.

Bedroom One

11'1" x 10'2" (3.4 x 3.1)

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

Bedroom Two

10'2" x 9'10" (3.1 x 3)

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

Bedroom Three

6'10" x 6'10" (2.1 x 2.1)

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

Bathroom

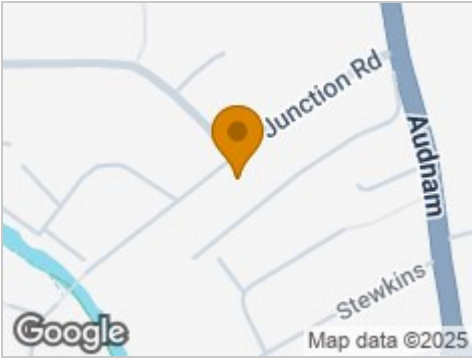
With a door leading from landing, bath with shower over, shower screen, WC, wash hand basin, tiled walls and floor, double glazed window to rear and a chrome central heated towel rail.

Garden

With a double glazed door leading from kitchen diner to a patio seating area, lawn, decked seating area, outside tap, shed and rear gated access.



Road Map



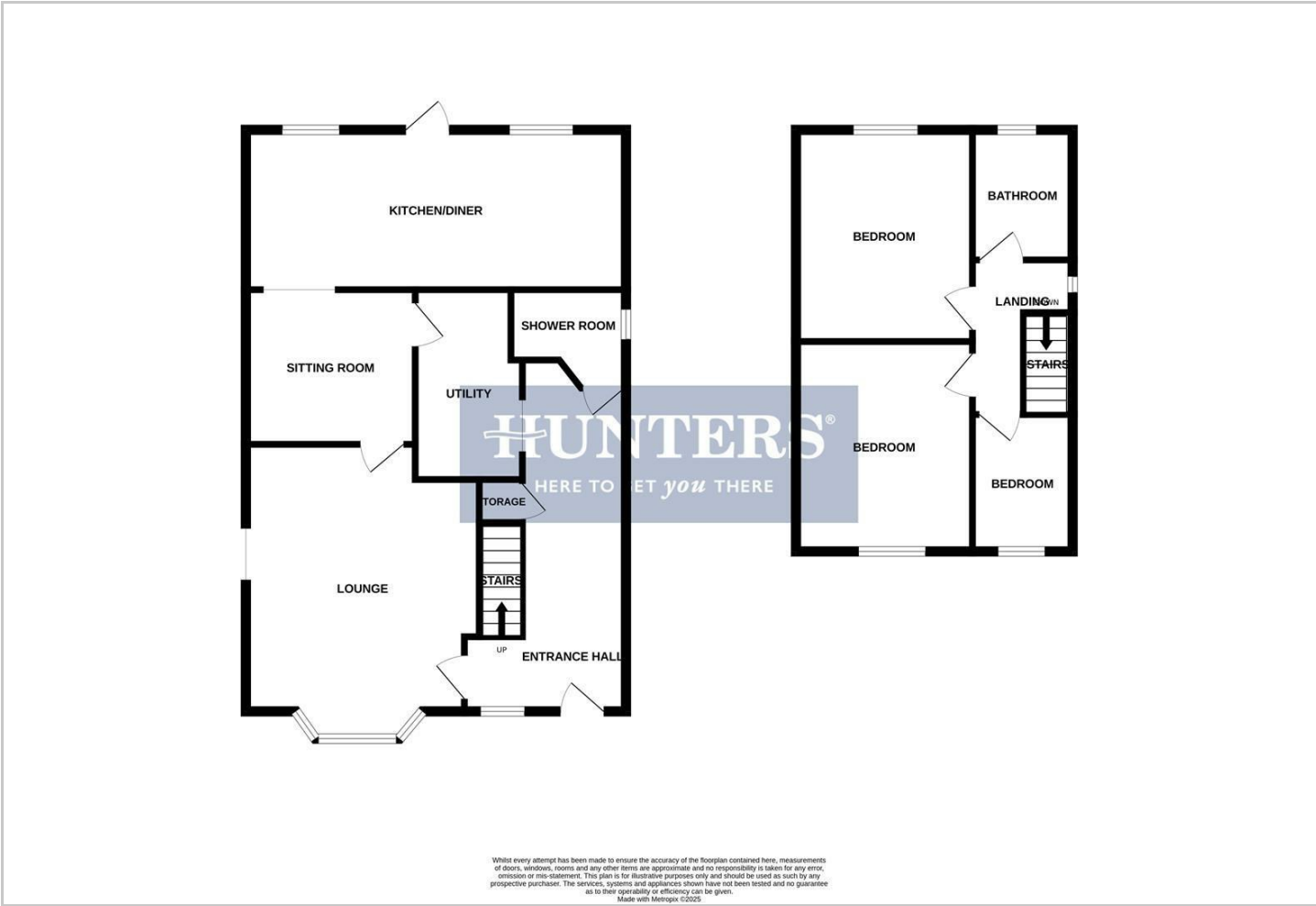
Hybrid Map



Terrain Map



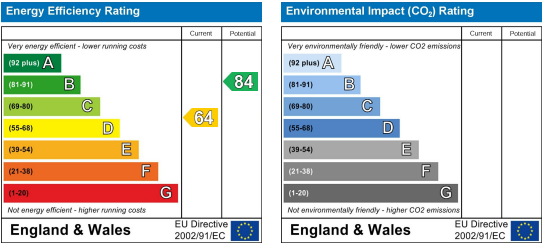
Floor Plan



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.