

HUNTERS®

HERE TO GET *you* THERE



Birmingham Road

Kidderminster, DY10 2SJ

Offers In The Region Of £320,000



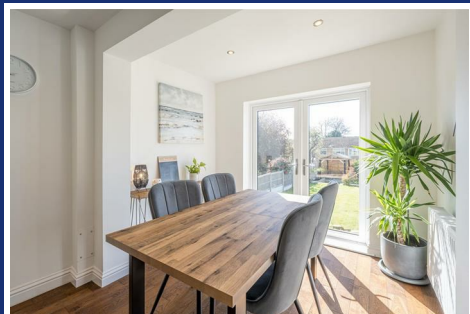
Council Tax: C



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Front Of The Property

With a tarmac driveway, block paved edging, shrub borders and a garden wall to front.

Entrance Hall

With a double glazed door to front, doors to rooms, stairs to the first floor landing, under stairs storage cupboard and a central heating radiator.

Storage Cupboard

10'8" x 2'7" (3.26 x 0.80)

With a door from the entrance hall, double glazed window to front, coat store and a central heating radiator.

Lounge

16'8" x 11'0" (5.10 x 3.36)

With a door from the entrance hall, built in storage cabinets and shelving, double glazed bay window to front with fitted shutter blinds and a central heating radiator.

Open Plan Kitchen Diner

8'5" x 21'3" (2.58 x 6.50)

With a door from the entrance hall, fitted with modern wall and base units, quartz work surfaces with matching splashback, one and a half inset sink, double oven, induction hob, stainless steel cooker hood, integrated fridge freezer, wine chiller and dishwasher, recessed spotlights, door to utility, double glazed window to rear, opening to a seating area with space for dining, double glazed french doors to rear and a central heating radiator.

Utility

6'3" x 7'7" (1.91 x 2.32)

With a door from the kitchen, plumbing for washing machine, space for tumble dryer and fridge freezer, double glazed window to rear, double glazed door to rear and a door to WC.

WC

With a door from the utility, WC, wash hand basin and storage space.

Landing

With stairs from the entrance hall, airing cupboard housing hot water tank and wall mounted boiler, doors to rooms, double glazed window to side and recessed spotlights.

Bedroom One

11'4" x 10'11" (3.47 x 3.35)

With a door from the landing, double glazed window to front with fitted shutter blinds and a central heating radiator.

Tel: 01384 443331

Bedroom Two

11'7" x 10'11" (3.55 x 3.35)

With a door from the landing, fitted mirror fronted wardrobes, recessed spotlights, double glazed window to rear and a central heating radiator.

Bedroom Three

7'7" x 9'10" (2.32 x 3.02)

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

Bathroom

With a door from the landing, bath with shower over, fitted glass shower screen, WC, wash hand basin set into vanity unit, tiled walls and floor, two double glazed windows to front, recessed spotlights, extractor fan and a chrome heated towel rail.

Garden

With double glazed french doors from the kitchen to patio, outside tap, outdoor lighting, steps leading down to lawn, shrub borders, garden shed and a feature wooden pagoda with composite decking.

Garage

15'7" x 8'1" (4.75 x 2.48)

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



Road Map



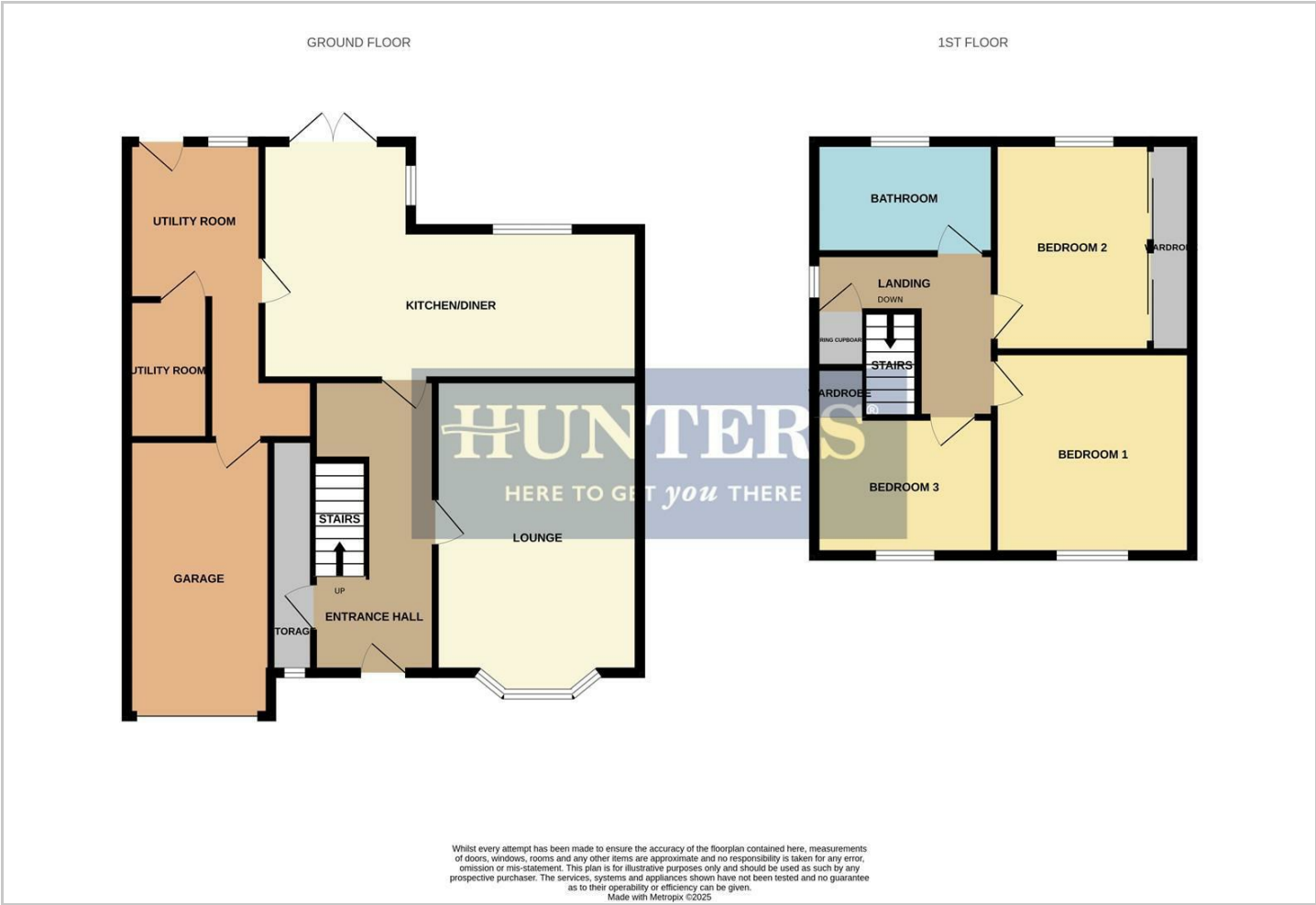
Hybrid Map



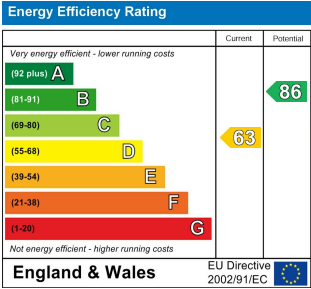
Terrain Map



Floor Plan



Energy Efficiency Graph



Please contact our Hunters Stourbridge Office on 01384 443331 if you wish to arrange a viewing appointment for this property or require further information.

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.