

HUNTERS®

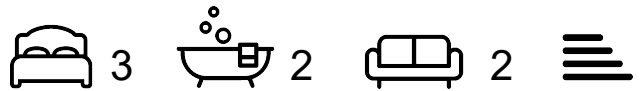
HERE TO GET *you* THERE



Lorrainer Avenue

Brierley Hill, DY5 3FH

£380,000



Council Tax: D



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Front Of The Property

With a tarmacadam driveway leading to garage and gated side access.

Entrance Hall

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

Lounge

17'7" x 9'11" (5.36 x 3.03)

With a door from the entrance hall, double glazed window to front, gas fire with decorative surround, and opening to the sunroom.

Sun Room

8'10" x 8'5" (2.70 x 2.58)

Open from the lounge, double glazed window to rear, two skylight windows and double glazed patio doors to rear.

Cloakroom

With a door from the entrance hall, WC, wash hand basin, part tiled walls, double glazed window to rear and a central heating radiator.

Kitchen Dining Room

6'6" x 9'9" (2 x 2.99)

With a door from the entrance hall, fitted with modern wall and base units, work surfaces with tiled splashback, one and a half sink and drainer, double oven, gas hob, integrated extractor fan, space for fridge, double glazed bay window to front with fitted shutter blinds, door to utility, double glazed window to rear and a freestanding log burner on slate hearth.

Utility

6'3" x 8'2" (1.93 x 2.50)

With a door from the kitchen, fitted with wall and base units, work surfaces with tiled splashback, stainless steel sink and drainer, plumbing for washing machine, wall mounted boiler, double glazed window to rear, tiled floor, double glazed door to side and a central heating radiator.

Landing

With stairs from the entrance hall, doors to rooms, loft access, double glazed window to front and an airing cupboard with a central heating radiator.

Bedroom One

12'5" x 9'11" (3.80 x 3.03)

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

En Suite

With a door from bedroom one, shower cubicle, WC, wash hand basin set into vanity unit, shaver point, extractor fan, double glazed window to rear and a chrome heated towel rail.

Bedroom Two

10'2" x 9'9" (3.12 x 2.98)

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

Bedroom Three

7'1" x 9'10" (2.18 x 3.0)

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

Bathroom

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

Garden

With double glazed french doors from the sunroom to a block paved patio leading to a wrap around lawn, brick built BBQ, outside tap, outdoor security light and gated side access.

Garage

17'2" x 8'11" (5.25 x 2.73)

With garage door to front, door to side, power and light.



Road Map



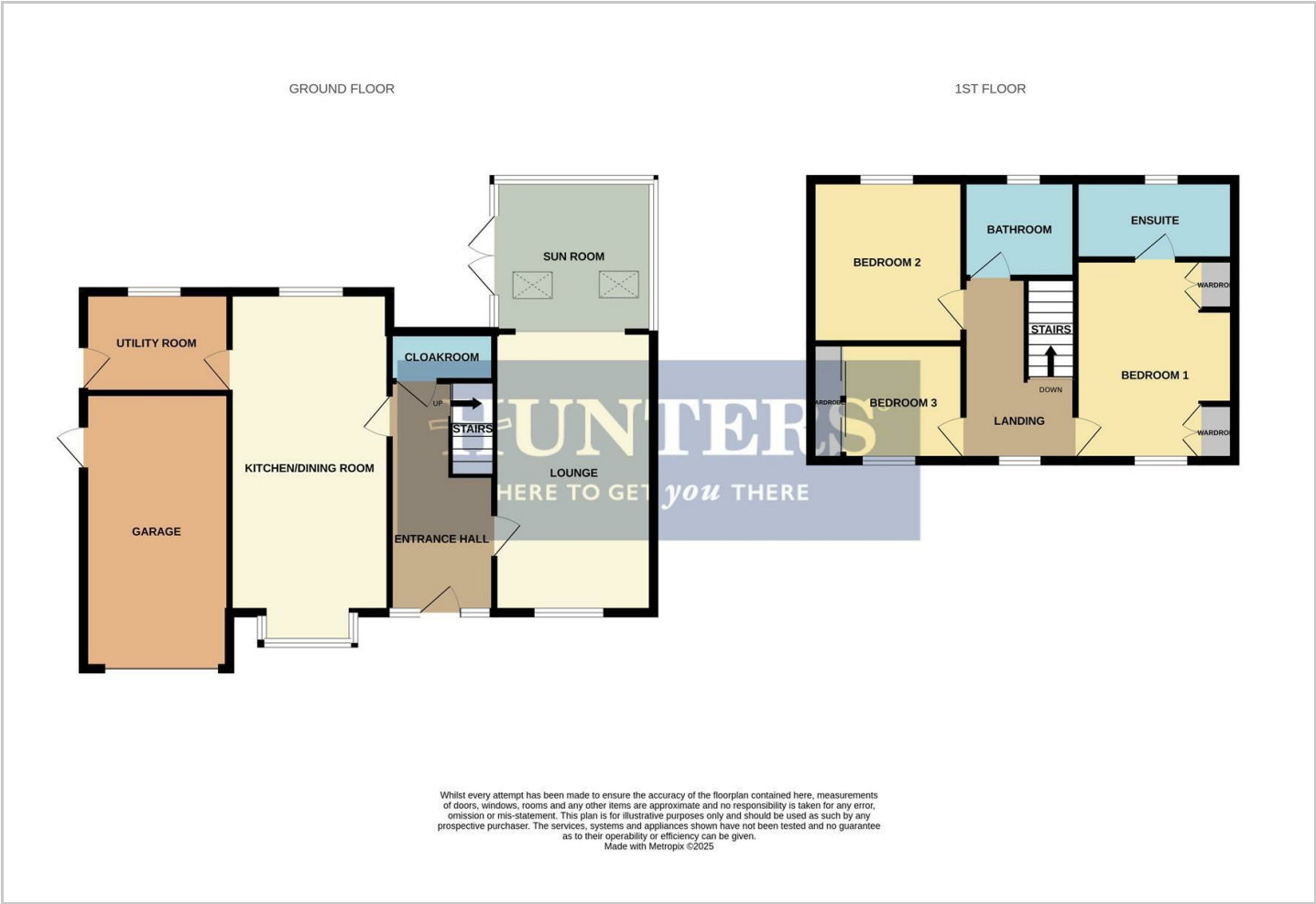
Hybrid Map



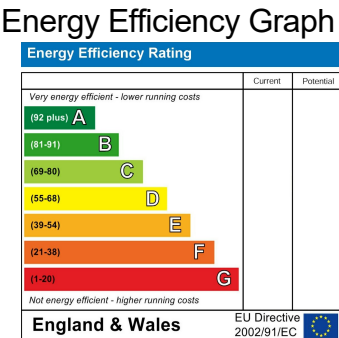
Terrain Map



Floor Plan



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.