

# HUNTERS®

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Bryce Road

Brierley Hill, DY5 4NE

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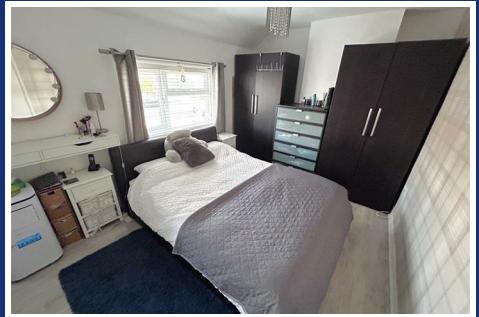
Council Tax: A



# 57 Bryce Road

Brierley Hill, DY5 4NE

£185,000



## The Front of The Property

There is a slab footpath to entry, fronted lawn, gated side access and a double glazed door to entrance hall.

## Entrance Hall

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

## Lounge

12'1" x 12'9" (3.7m x 3.9m)

With a door leading from the entrance hall, feature fireplace, door to kitchen, double glazed window to front and a central heating radiator.

## Kitchen

6'10" x 16'0" (2.1m x 4.9m)

With a door leading from the lounge, a range of modern wall and base units, one and a half sink drainer, tiled splashback, built in oven, induction hob with stainless steel cooker hood above, integrated fridge/freezer and dishwasher, plumbing for washing machine, recessed spotlights, under stairs storage cupboard, double glazed window to rear and a central heating radiator.

## Landing

With stairs leading from the entrance hall, doors to various rooms and loft access.

## Bathroom

5'6" x 5'6" (1.7m x 1.7m)

With a door leading from the landing, W/C, hand wash basin, tiled splashback, shower over bath, shower screen, double glazed window to rear, and a modern central heating radiator.

## Bedroom One

9'6" x 16'4" (2.9m x 5m )

With a door leading from the landing, over stairs storage cupboard, double glazed window to front and a central heating radiator.

## Bedroom Two

8'10" x 9'2" (2.7m x 2.8m )

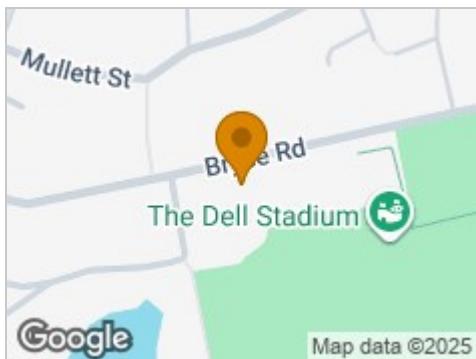
With a door leading from the landing, double glazed window to rear and a central heating radiator.

## Garden

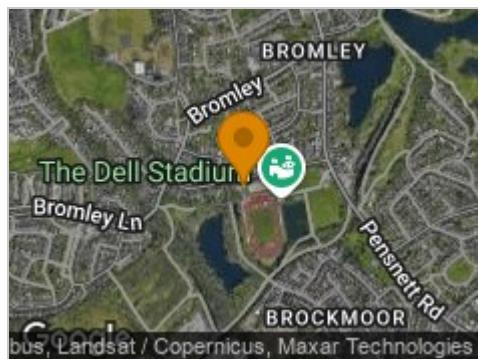
With a door leading from the kitchen, slab patio, wooden decking, rear lawn, decorative chipping stones, and gated side access.



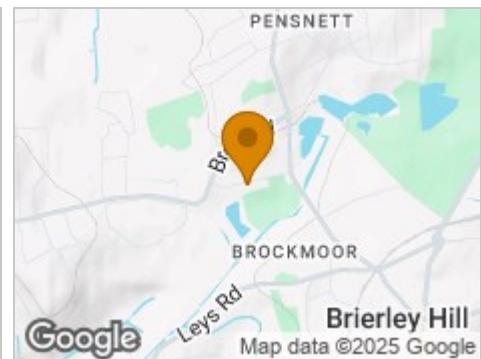
## Road Map



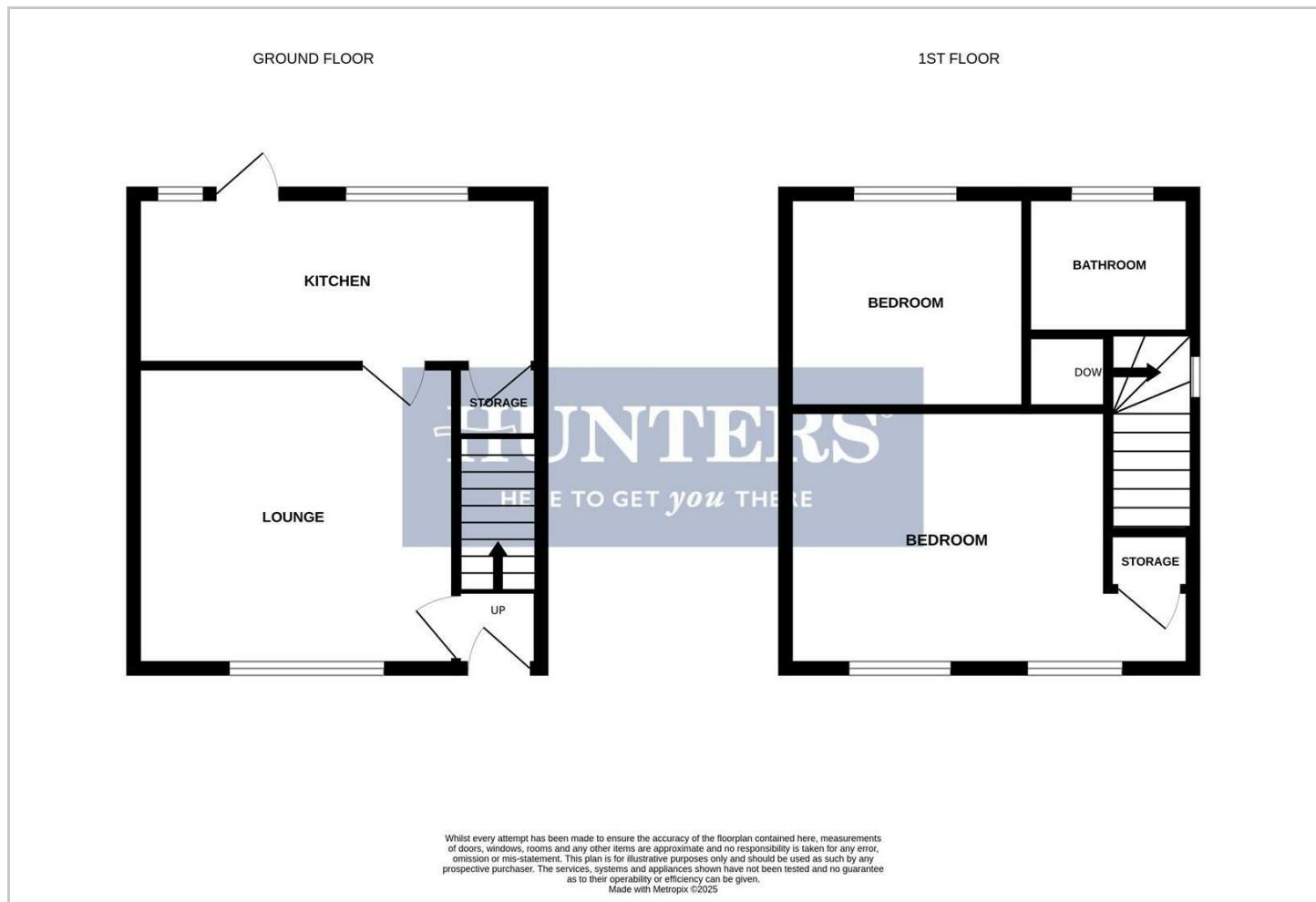
## Hybrid Map



## Terrain Map



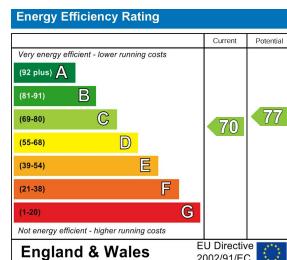
## Floor Plan



## 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.