

# HUNTERS®

HERE TO GET *you* THERE



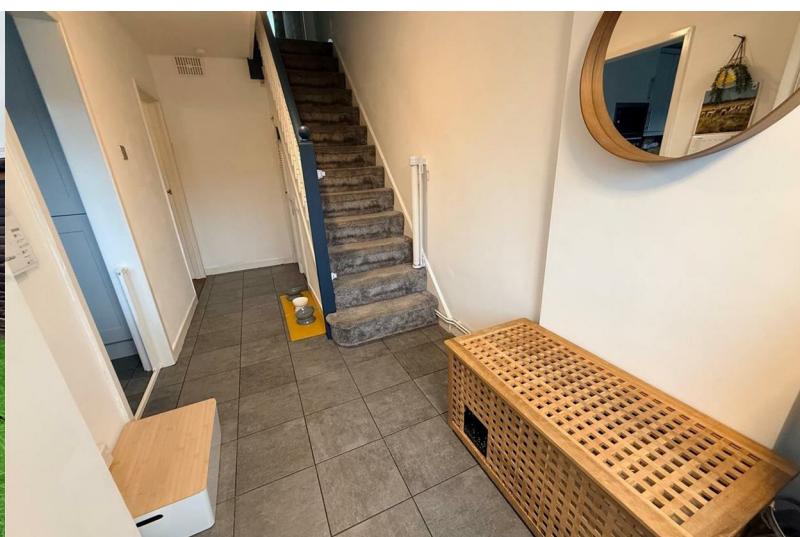
## Penfields Road

Stourbridge, DY8 4LB

Offers In The Region Of £225,000



Council Tax: B



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## Front of the Property

To the front of the property is a large front garden and steps up leading to the double glazed front door. To the rear of the property is a garage on block.

## Entrance Hall

With a double glazed door from the front, a double glazed window to the front, tiled flooring, stairs leading to the first floor landing, an understairs storage cupboard and a central heating radiator.

## Kitchen

8'3" x 8'7" (2.52 x 2.63)

With an opening from the entrance hall, a fitted kitchen with a range of wall and base units with work surface over, tiled splash back, sink and drainer, integrated double oven, an integrated microwave, gas hob with extractor above, an integrated fridge, an integrated freezer, an integrated dish washer, plumbing for a washing machine, a double glazed window to the front, tiled flooring and underfloor heating.

## Lounge/ Diner

16'0" x 15'5" (4.90 x 4.71)

With a door from the entrance hall, a double glazed window to the rear, double glazed french doors leading to the rear garden, tiled flooring and a central heating radiator.

## Landing

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

## Bedroom One

12'8" x 8'6" (3.88 x 2.61)

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

## Bedroom Two

11'8" x 8'7" (3.58 x 2.63)

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

## Bedroom Three

8'11" x 6'5" (2.72 x 1.96)

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

## Bathroom

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

## Rear Garden

With double glazed french doors from the rear of the property leading to a patio area, large lawn area beyond, a summerhouse with power and lighting, and gated side access leading to the front garden.

## Garage

15'8" x 8'0" (4.78 x 2.46)

With access to the garage at the rear of the property via an up and over garage door.



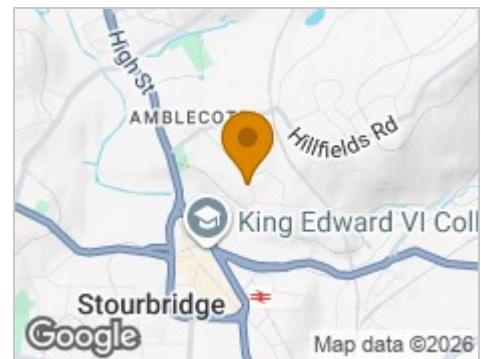
## Road Map



## Hybrid Map



## Terrain Map

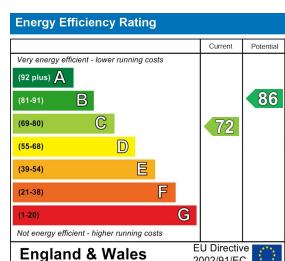


## Floor Plan



## 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.