

# HUNTERS®

HERE TO GET *you* THERE

1 Hughes Road, Dudley, West Midlands, DY3 4BQ

Offers In The Region Of £440,000

Property Images





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## EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			<b>93</b>
(81-91) <b>B</b>		<b>85</b>	
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

## Map



## Details

Type: House - Semi-Detached Beds: 4 Bathrooms: 3 Receptions: 1 Tenure: Freehold



## Summary

Hunters are delighted to offer for sale this stylishly finished and double fronted semi-detached home. Boasting accommodation over three floors offering an ideal living space for growing families. Positioned wonderfully on the highly desirable Baggeridge Village, this secluded estate built in 2015 by David Wilson Homes has quickly become the place to be in and around Sedgley and South Staffordshire. Benefitting from a variety of modern homes, a close community feel and amenities including a café, dog groomers and arts & crafts centre - you will also benefit from a private access into Baggeridge County Park, ideal for dog walking and/ or family days out!

Beautifully presented throughout to a modern standard the home briefly comprises of an entrance hallway, lounge, fitted kitchen diner, adjoining utility room and guest w/c on the ground floor. The master suite with dressing area and private shower room is located on the first as well as the second bedroom, family bathroom and suitable storage space. A further two bedrooms and separate shower room are located on the second floor offering versatile living arrangements throughout.

Outdoor areas benefit from a enclosed rear garden with ample patio area, artificial lawn and a decking area perfect for seating. Generous off road parking and a detached single garage complete the accommodation to the side.

Viewing is highly recommended to appreciate the level of living on offer here, please call the office to schedule an appointment with one of our sales team.

## Features

• STYLISH SEMI DETACHED HOME • FOUR GENEROUSLY SIZED BEDROOMS • MASTER EN SUITE & GUEST W/C • TWO FURTHER BATHROOMS/ SHOWER ROOMS • BEAUTIFULLY PRESENTED THROUGHOUT TO A HIGH STANDARD • OPEN PLAN KITCHEN DINER & UTILITY ROOM • PERFECT FOR FAMILIES • HIGHLY DESIRABLE LOCATION IN WELL SOUGHT AFTER AREA • DETACHED GARAGE & OFF ROAD PARKING • LOW MAINTENANCE REAR GARDEN