



HUNTERS®
HERE TO GET *you* THERE



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Claremont Road, Sedgley

Asking Price £250,000



Nestled in the heart of Sedgley on Claremont Road, this charming traditional three-bedroom semi-detached house offers a delightful blend of comfort and convenience. The property boasts a prominent location, making it an ideal choice for families, particularly with local schools just a stone's throw away.

Upon entering, you are welcomed into the hallway, with access to a comfortable lounge on your left, perfect for relaxing after a long day. The additional reception room to the rear provides versatile space that can be tailored to your needs, whether it be a playroom, study, or dining area.

The three well-proportioned bedrooms offer ample space for rest and relaxation, catering to families of all sizes. The bathroom is conveniently located, ensuring ease of access for all residents.

One of the standout features of this property is the lovely, well-maintained garden. This outdoor space is perfect for enjoying sunny afternoons, hosting barbecues, or simply unwinding in a tranquil setting.

In summary, this semi-detached house on Claremont Road presents an excellent opportunity for those seeking a family home in a desirable location. With its comfortable living spaces, proximity to local amenities, and a beautiful garden, it is a property that truly deserves your attention.

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KEY FEATURES

- A CHARMING THREE BEDROOM SEMI-DETACHED FAMILY HOME
- FANTASTIC SEDGLEY LOCATION CLOSE BY TO THE TOWN AMENITIES
- TWO GOOD SIZED RECEPTION ROOMS
 - LOVELY REAR GARDEN
 - GARAGE & DRIVEWAY
 - IDEAL FAMILY HOME
- OFFERED WITH NO ONWARD CHAIN







Total floor area: 115.7 sq.m. (1,245 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

| Energy Efficiency Rating | | Environmental Impact (CO ₂) Rating | |
|--|-------------------------|---|-----------|
| | | Current | Potential |
| Very energy efficient - lower running costs (92 plus) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | Not environmentally friendly - higher CO ₂ emissions | |
| England & Wales | EU Directive 2002/91/EC | EU Directive 2002/91/EC | |

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