



For Sale: £265,000 Freehold
Pitt Street, Kidderminster, DY10

- NEW BUILD
- 50m Woodland
- Detached Bungalow
- SAP Rating B82

Bagleys
SALES AND PROPERTY MANAGEMENT

Bagleys are very pleased to present this BRAND-NEW BUILD two-bedroom detached bungalow which benefits from large driveway, entrance hallway, open plan lounge-kitchen-diner, two double bedrooms, bathroom and rear patio with gate that leads to a private enclosed woodland; approximately 50 meters in length. SAP rating B82.

Entrance Hallway Good-sized welcoming hallway with doors leading to kitchen, both bedrooms, bathroom and walk-in cupboard. Recessed spot lights, gas central heating radiator, loft access point and fuse board.

Kitchen Area UPVC window to the rear elevation. Fully fitted with a range of wall and base units with complimentary worksurfaces with inset sink. Built in hob and oven, space for white goods.

Lounge Area UPVC French doors and two UPVC windows to the rear elevation, two ceiling light points and gas central heating radiator.

Bedroom One UPVC window to the front elevation, ceiling light point and gas central heating radiator.

Bedroom Two UPVC window to the front elevation, ceiling light point and gas central heating radiator.

Bathroom White fitted suite comprising of concealed WC, vanity wash hand basin and panelled bath with mains shower over and glass screen. UPVC obscured window to the side elevation, recessed spot lights and gas centrally heated towel rail.

Externally To the front of the property is a good-sized tarmacadam driveway with walled boundaries and a raised patio. To the rear is a private walled patio with access gate into the 50m woodland at the rear.



Room Details

Entrance Hallway

Kitchen Area 3.99m x 2.93m (13'1" x 9'7")

Lounge Area 4.65m x 3.86m (15'3" x 12'8")

Bedroom One 3.77m x 3.28m (12'4" x 10'9")

Bedroom Two 3.77m x 3.17m (12'4" x 10'5")

Bathroom 2.50m x 2.47m (8'2" x 8'1")

Externally



Environmental Impact (CO ₂) Rating	
	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92-100) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
	84
	82
England, Scotland & Wales	EU Directive 2002/91/EC

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92-100) 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	
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England, Scotland & Wales	EU Directive 2002/91/EC

Whilst every care is taken to ensure the accuracy of these details no responsibility for errors or misdescription can be accepted nor is any guarantee offered in respect of the property. These particulars do not constitute any part of an offer or contract.

