



76A Oakdene Road, Burntwood, WS7 4SA

Offers in excess of £310,000

- Modern Detached
- Kitchen Diner
- Four Bedrooms
- Large Blocked Driveway
- En-Suite to Master

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Alexandra Grace Properties have a fabulous modern detached house in the heart of Burntwood to market for sale and think you'll fully appreciate it once viewed.

The property that is less than 10 years old and sits on a large plot is finished to a good standard throughout. The internal accommodation includes ;

Entrance hallway, living room, Guest WC, modern open plan Kitchen/Dining Room with a utility room and patio doors leading to the rear garden.

On the first floor a landing with access to the loft area, four bedrooms, En-suite and family bathroom.

Externally benefiting from having a large brick paved driveway suitable for multiple vehicles, an attractive rear garden with a patio and lawn area perfect for entertaining.



Council Tax Band: D



Entrance Hall

Lounge

16'2" x 12'9"

Kitchen Diner

19'0" x 12'4"

WC

6'7" x 2'9"

Utility

First Floor

Bedroom 1

12'2" x 11'6"

En Suite

7'9" x 4'6"

Bedroom 2

16'2" x 8'3"

Bedroom 3

12'9" x 10'6"

Bedroom 4

10'2" (max) x 7'4"

Bathroom

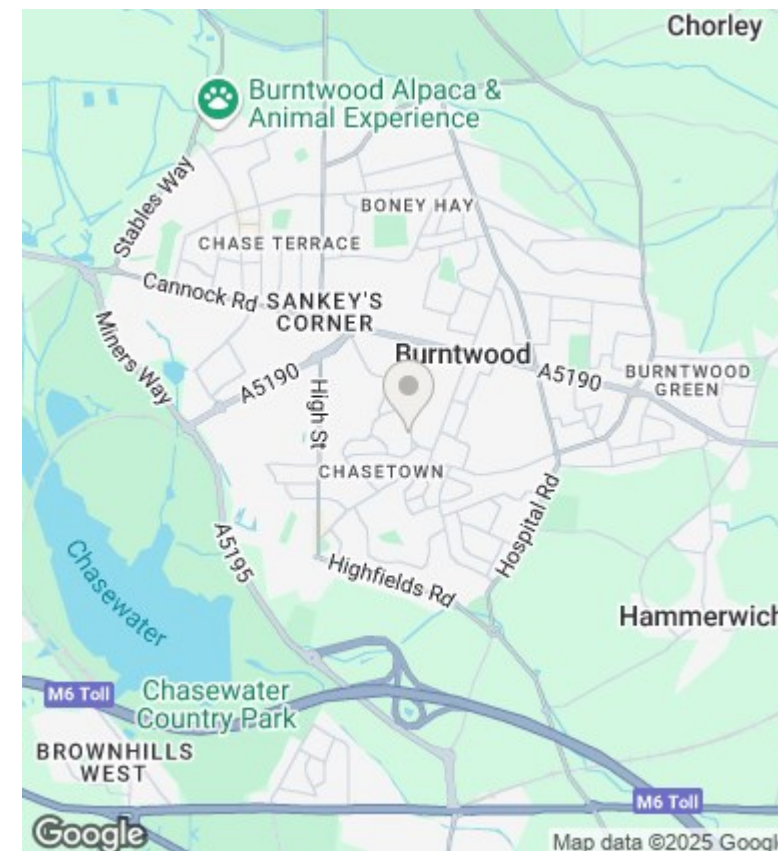
7'5" x 6'2"







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Directions

Viewings

Viewings by arrangement only. Call 01543 222 700 to make an appointment.

Council Tax Band

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC