



**Connells**

March Drive  
Dudley



## Property Description

St James Mews is situated off Salop Street close to St James' Church and Dudley Community Church. There are a variety of shops, restaurants and amenities in nearby Dudley and Gornal as well as regular buses to the neighbouring localities. The area is well served for schooling in all sectors however Dudley College of Technology and St James' Academy are within walking distance. The property provides excellent access to Birmingham via the Hagley Road, which is within convenient travelling distance. Dudley Zoo & Castle are also close by.

## Entrance Hallway

Entrance door to the front elevation, central heating radiator, stairs to first floor accommodation.

## Cloakroom

Low level w.c., wash hand basin, radiator, double glazed window to the front.

## Kitchen Diner

11' 6" x 9' (3.51m x 2.74m)

Fitted kitchen comprising a range of wall and base gloss units with work surfaces over, sink & drainer unit, electric oven & gas hob with extractor, integrated fridge freezer, plumbing for washing machine, space for domestic appliances, wall mounted central heating boiler, central heating radiator, double glazed window to the front.

## Lounge

16' 1" x 13' 1" (4.90m x 3.99m)

Double glazed window to the rear, double glazed french doors to the rear, understairs storage cupboard, radiator, laminate floor.

## First Floor

### Landing

Airing cupboard, doors to

### Bedroom Two

12' 5" x 9' 3" ( 3.78m x 2.82m )

Double glazed window to the rear, radiator.

### Bedroom Three

9' 3" x 12' 3" ( 2.82m x 3.73m )

Double glazed window to the front, radiator.

### Bedroom Four

9' 6" x 6' 6" ( 2.90m x 1.98m )

Double glazed window to the rear, radiator.

### Family Bathroom

Suite to comprise paneled bath with shower attachment & mixer tap, wash hand basin, low level w.c., central heating radiator, double glazed window to the front.

## Second Floor

### Landing

### Master Bedroom

17' 8" (max) x 12' 5" ( 5.38m (max) x 3.78m )

Double glazed window to the front & rear elevations, two radiators, two fitted wardrobes,loft access.

### En-Suite

Suite to shower cubicle, wash hand basin, w.c., shaving point. central heating radiator, tiled, double glazed window to the rear.

### Outside

To the front of the property driveway giving off road parking for multiple vehicles & access to garage. Rear garden having paved patio, lawned area.

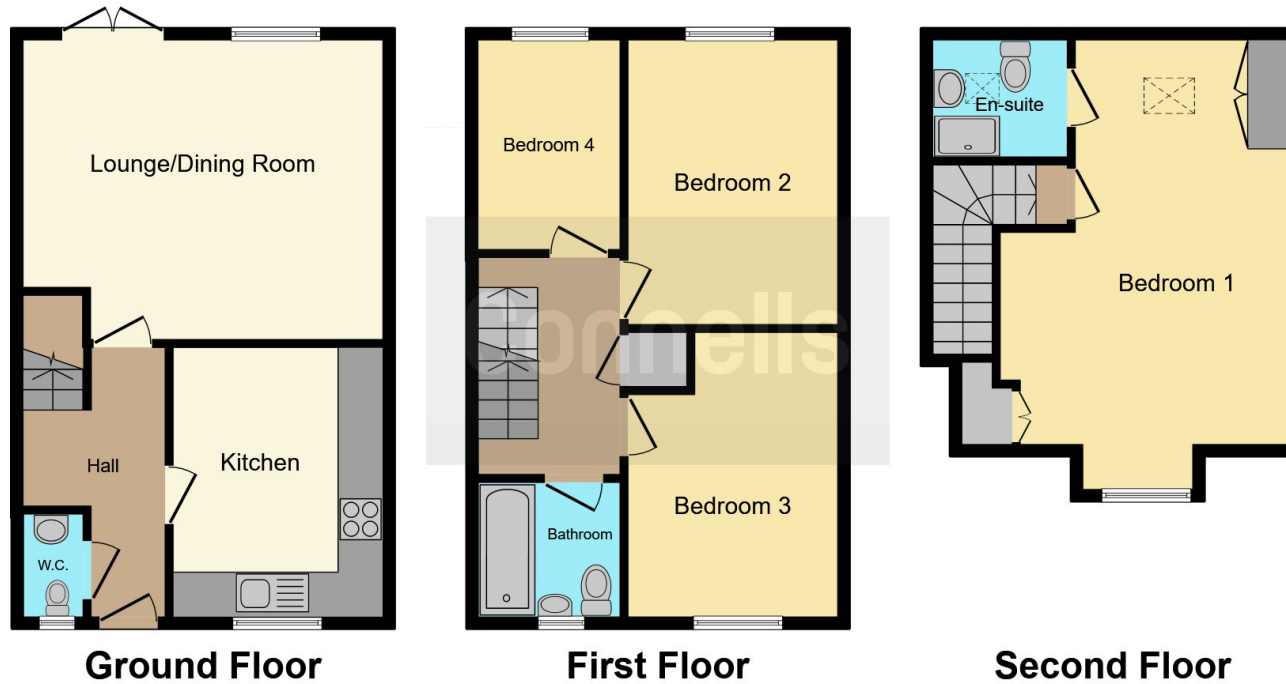
### Garage

Up and over door, power & lighting.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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**EPC Rating: B**

Tenure: Freehold

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