



Connells

Oakham Road
Tividale Oldbury



Property Description

** BEAUTIFULLY PRESENTED DETACHED RESIDENCE SITUATED IN THE VERY SOUGHT AFTER OAKHAM ROAD** BENEFITING FROM NO UPWARD CHAIN**EXTENDED TO REAR & ORANGERY MAKING IT IDEAL FOR FAMILIES** SPACIOUS LIVING ACCOMMODATION** UTILITY ** TWO RECEPTION ROOMS WITH VERSATILE LIVING ACCOMMODATION ** OFF ROAD PARKING, GARAGE & REAR GARDEN **

Entrance Porch

Double glazed door to the front, double glazed window to the front & side.

Entrance Hall

Double glazed door to the front, central heating radiator, stairs to first floor accommodation.

Lounge

13' 10" (plus bay) x 13' 11" (4.22m (plus bay) x 4.24m)

Double glazed bay window to the front, gas fire with feature surround, central heating radiator.

Reception Room Two

17' 1" x 8' 5" (5.21m x 2.57m)

Double glazed patio doors to rear, double glazed window to the rear, central heating radiator.

Kitchen

18' 7" x 6' 7" (5.66m x 2.01m)

A fitted kitchen to include a range of wall and base units with work surfaces over, tiling to splashback, sink & drainer unit with mixer tap over, gas cooker point, space for domestic appliances, central heating radiator.

Laundry Room

5' 10" x 6' 6" (1.78m x 1.98m)

Wall mounted units, work surface, plumbing for washing machine, central heating boiler, space for domestic appliances, double glazed window to the rear.

Orangery

16' 3" x 9' 9" (4.95m x 2.97m)

Double glazed window to the rear, double glazed patio door to the garden, central heating radiator, sky light window to the rear.

First Floor

Landing

Double glazed window to the side, loft access, built-in airing cupboard.

Bedroom One

10' 6" x 10' (3.20m x 3.05m)

Double glazed window to the front, central heating radiator, fitted wardrobes.

Bedroom Two

10' 2" x 8' 3" (3.10m x 2.51m)

Double glazed window to the rear, central heating radiator, fitted wardrobes.

Bedroom Three

7' 7" x 6' 7" (2.31m x 2.01m)

Double glazed window to the front, central heating radiator.

Shower Room

Shower cubicle, wash hand basin, low level w.c., tiling, heated chrome towel rail, double glazed window to the rear.

Garage

16' 9" x 8' (5.11m x 2.44m)

Door to the front, power & light.

Outside

To the front of the property block paved driveway giving off road parking. Rear garden having paved patio area with step approach to further patio area, various shrubs, storage shed.









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: D

Tenure: Freehold

view this property online connells.co.uk/Property/DUD312417



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