



Connells

Oakham Road
Dudley



Property Description

This attractive semi detached family residence is situated on a generous plot and is set back from the well established and sought after Oakham road. The property has a driveway giving off road parking for multiple vehicles and a well maintained front garden. Accommodation briefly comprises entrance hallway, lounge, extended dining room, extended kitchen diner, to the first floor an extended master bedroom with a further two bedrooms and a family shower room. To the rear elevation a delightful paved patio area with stunning distant views, a landscaped rear garden with various plants and shrubs, a further patio area and access to the detached garage.

The property is located in a convenient position within close proximity to local schools, shops and amenities including Dudley town centre.

Entrance Hallway

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

Lounge

16' 8" into bay x 11' 3" (5.08m into bay x 3.43m)

Double glazed bay window to the front elevation, gas fire with feature surround, t.v. point, doors to dining room, radiator.

Dining Room (Extended)

11' 3" x 13' 10" (3.43m x 4.22m)

Double glazed patio doors to the rear, electric fire with feature surround, central heating radiator.

Kitchen Diner (Extended)

14' x 11' 8" (4.27m x 3.56m)

A range of wall and base units with roll top work surfaces over, electric cooker point, stainless steel drainer sink unit, integrated fridge freezer, plumbing for washing machine and dishwasher, space for domestic appliances, understairs storage cupboard, double glazed window to the rear, door to the front elevation, radiator,

First Floor

Landing

Loft access, double glazed window to the side.

Bedroom One (extended)

17' 1" x 11' 4" (5.21m x 3.45m)

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

Bedroom Two

13' 6" (into bay) x 10' 1" (4.11m (into bay) x 3.07m)

Double glazed bay window to the front elevation, built-in wardrobe, loft access, central heating radiator.

Bedroom Three

6' 11" x 6' 1" (2.11m x 1.85m)

Double glazed window to the front, wall mounted central heating boiler, radiator.

Shower Room

Suite to comprise shower cubicle, wash hand basin, low level w.c., central heating radiator, window to the rear.

Outside

To the front of the property iron gated driveway giving off road parking for multiple vehicles, lawned foregarden with border having various plants & shrubs. Rear garden having paved patio area, lawned area with various borders with plants & shrubs, further patio area and access to the detached garage.

Garage

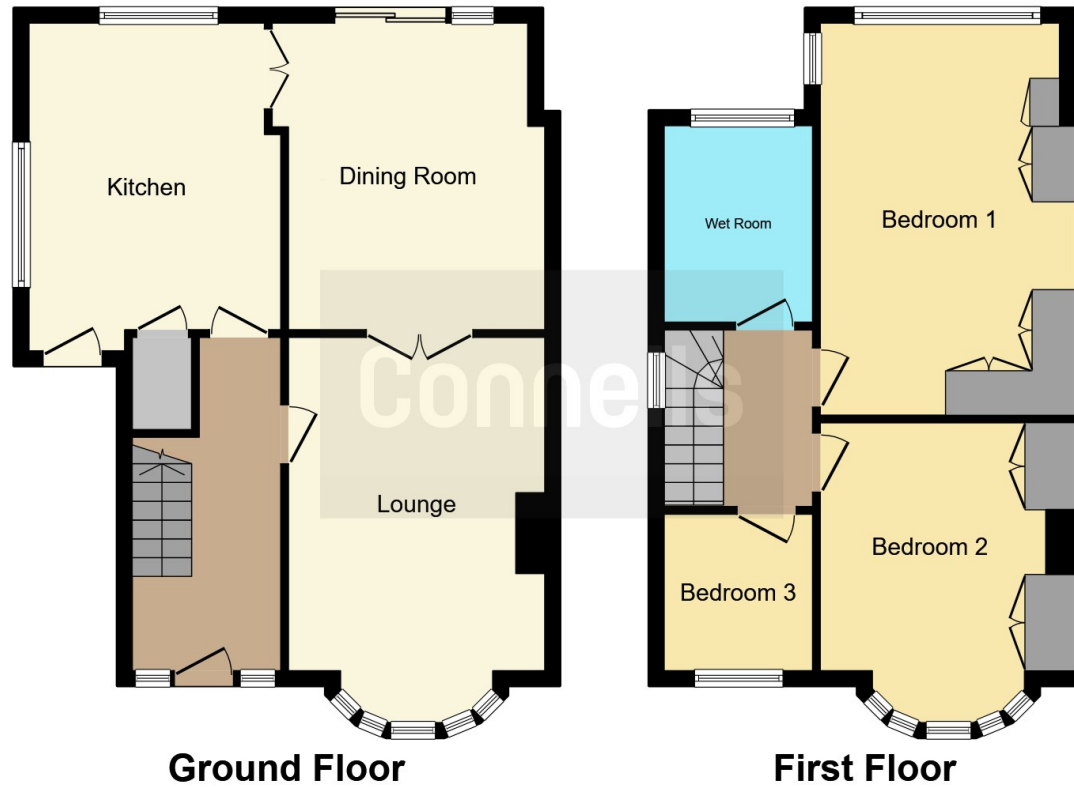
24' x 8' 9" (7.32m x 2.67m)

Electric door, power & lighting, single glazed windows to the side, door to the garden, access via Dingle Road to the garage.









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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

To view this property please contact Connells on

T 01384 214 770
E dudley@connells.co.uk

4 & 5 Stone Street
 DUDLEY DY1 1NS

EPC Rating: D

Tenure: Freehold

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