



Connells

Dudley Road  
Dudley





## Property Description

This charming semi-detached home is located in a sought-after residential neighbourhood, just a short distance from Sedgley High Street. The property features well-maintained living areas that offer flexibility, making it ideal for larger families. It comes with the advantage of no upward chain, an extension at the rear, and a beautifully landscaped flat garden. Its excellent location provides easy access to local shops, bus routes, and schools, enhancing its appeal for potential buyers.

### Entrance Porch

Double glazed door to front , double glazed window to front

### Entrance Hall

Door to front elevation, stairs to first floor, central heating radiator

### Dining Room

13' 4" into bay x 11' 4" ( 4.06m into bay x 3.45m )

Double glazed bay window to front elevation, central heating radiator, gas fire.

### Lounge

20' 3" x 10' 3" ( 6.17m x 3.12m )

Double glazed window to rear elevation, central heating radiator, gas fire with feature surround.

### Kitchen

16' 6" x 7' 5" ( 5.03m x 2.26m )

A fitted shaker style kitchen to include a range of wall and base units with work surfaces over, tiling to splashback, porcelain inset sink with mixer tap over, electric oven, gas hob with extractor hood over, central heating boiler, plumbing for washing machine, space for domestic appliances, central heating radiator.

### Sun Room

8' 2" x 6' 7" ( 2.49m x 2.01m )

Double glazed windows to rear and side elevation, door to side leading to garden.

### Garage

15' 4" x 7' 9" ( 4.67m x 2.36m )

Up and over door to front, power and light



## First Floor

### Landing

Double glazed window to side elevation, loft access

### Bedroom One

13' 6" into bay x 10' 2" ( 4.11m into bay x 3.10m )

Double glazed window to front elevation, central heating radiator, fitted wardrobes

### Bedroom Two

11' 6" x 9' 2" ( 3.51m x 2.79m )

Double glazed window to rear elevation, central heating radiator, fitted wardrobes

### Bedroom Three

8' x 7' ( 2.44m x 2.13m )

Double glazed window to rear elevation, central heating radiator

### Shower Room

Suite to comprise shower enclosure with mains shower, wash hand basin in vanity unit, low level WC, storage cupboards, tiling, heated towel rail, double glazed window to front elevation.

### Outside

To the front of the property tarmac driveway giving off road parking.

Landscaped rear garden having patio, decking, lawn, various shrubs and borders and storage shed.



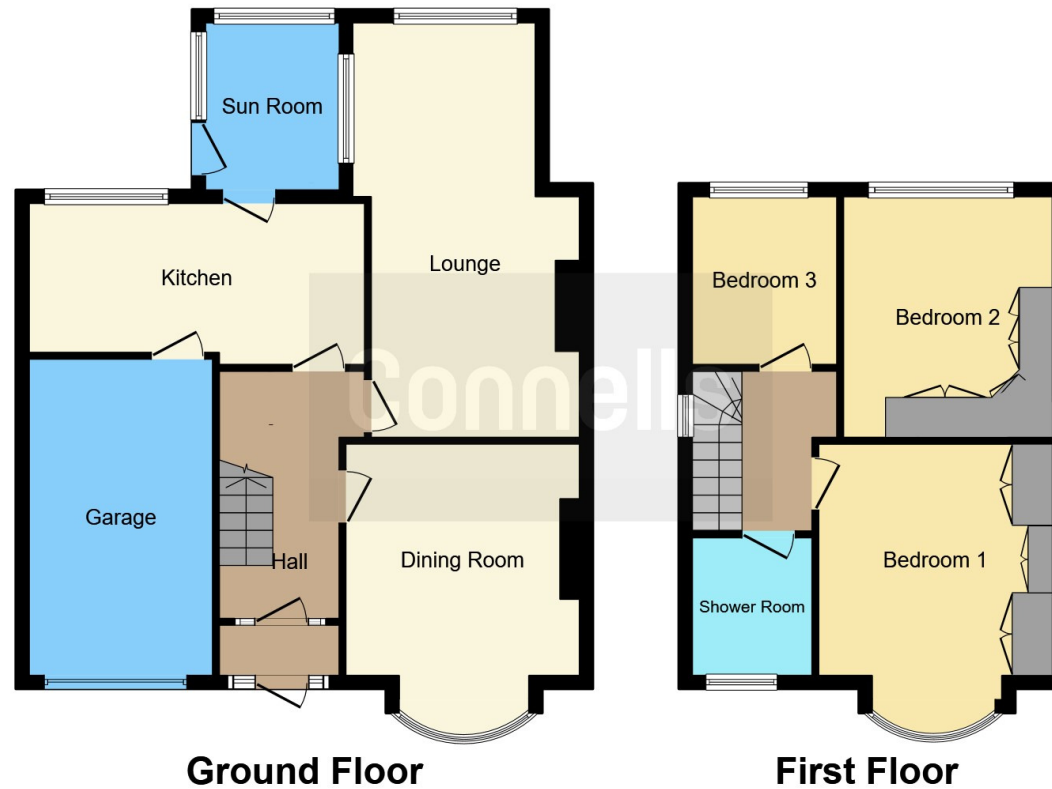












This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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4 & 5 Stone Street  
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EPC Rating: D Council Tax  
 Band: C

Tenure: Freehold

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