

for sale

£245,000



The Parade Dudley DY1 3EQ

****TRADITIONAL SEMI DETACHED HOME SET IN THE HEART OF DUDLEY BENEFITING FROM NO UPWARD CHAIN **** Briefly comprising through lounge, kitchen, downstairs WC, three bedrooms, shower room, off road parking, garage and rear garden.

The Parade Dudley DY1 3EQ

Entrance Porch

Double glazed doors to the front elevation.

Entrance Hall

Door to the front, stairs to first floor accommodation, understairs storage cupboard, central heating radiator.

Lounge

12' 4" (into bay) x 10' 9" (3.76m (into bay) x 3.28m)

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

Dining Area

11' 3" x 10' 8" (3.43m x 3.25m)

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

Kitchen

9' 5" x 7' 3" (2.87m x 2.21m)

A fitted kitchen to include wall and base units with work surfaces over, stainless steel sink & drainer unit with mixer tap over, gas cooker point, plumbing for washing machine, space for domestic appliances, tiling to splashback, double glazed window to the side.

Rear Lobby

Storage area, double glazed door to the side leading to driveway.

Cloakroom

Low level w.c., central heating radiator, tiling, double glazed window to the side.

Garage

18' x 9' 2" (5.49m x 2.79m)

Up & over door to the front, double glazed windows to the rear & side, double glazed door to the side leading to garden.



First Floor

Landing

Loft access, double glazed window to the side.

Bedroom One

12' 4" x 10' 5" (3.76m x 3.17m)

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

Bedroom Two

11' 4" x 10' 2" (3.45m x 3.10m)

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

Bedroom Three

8' 2" x 8' (2.49m x 2.44m)

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

Shower Room

Comprising walk-in shower enclosure with electric shower, wash hand basin, low level w.c., tiling, double glazed window to the front.

Outside

To the front of the property tarmac driveway giving off road parking,. Rear garden having paved patio area with lawn area, various shrubs & borders, storage shed, greenhouse.





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

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Property Ref: DUD313453 - 0006

Tenure: Freehold EPC Rating: D

Council Tax Band: B

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