

for sale

offers in the region of **£240,000**



Springfield Drive HALESOWEN B62 8EU

A three bedroom traditional semi-detached home in a popular location close to shops, schools and transport links. Briefly comprising: entrance hall, inner hall, lounge, dining room, kitchen, three bedrooms, family bathroom, driveway and a spacious rear garden. Viewing is highly recommended.

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Approach

Tarmac driveway , with block paved border, fences either side, front door leading to:

Entrance Hall

Wood effect floor, double glazed obscured window to side elevation, central heating radiator, stairs leading to first floor accommodation, under stair storage, leading to:

Inner Hall

Wood effect floor, double glazed obscured window to side elevation, boiler, space for appliances, leading to:

Kitchen

6' 5" max x 8' 6" (1.96m max x 2.59m)

Fitted with a range of wall and base units with work surfaces over, sink and drainer, induction hob, electric oven, part tiling to walls, space and plumbing for appliances, double glazed window to rear elevation, double glazed door to rear elevation, leading to rear garden.

Dining Room

10' 8" max x 11' plus bay (3.25m max x 3.35m plus bay)

Double glazed patio doors to rear elevation leading to garden, multiple double glazed windows to rear elevation, wood effect floor. central heating radiator, fireplace.

Lounge

10' 7" x 9' 10" (3.23m x 3.00m)

Wood effect floor, central heating radiator, double glazed bow window to front elevation.

First Floor Landing

Double glazed obscured window to side elevation, carpeted, loft access.

Bedroom One

11' 3" plus bay x 8' 8" to front of wardrobe (3.43m plus bay x 2.64m to front of wardrobe)

Wood effect floor, fitted wardrobe, central heating radiator, double glazed bay window to rear elevation.



Bedroom Two

10' 1" plus bay x 8' 11" to front of wardrobe (3.07m plus bay x 2.72m to front of wardrobe)

Wood effect floor, central heating radiator, fitted wardrobe, double glazed bay window to front elevation.

Bedroom Three

5' 10" x 6' 7" (1.78m x 2.01m)

Carpeted floor, central heating radiator, double glazed window to front elevation.

Bathroom

Low level W.C, vanity wash hand basin with storage, fully tiled walls, bath with shower over, central heating radiator, double glazed obscured windows to side and rear elevations.

Rear Garden

Patio area to front, lawn to rear, gated side access, fully fence enclosed.





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

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Property Ref: HSW315760 - 0003

Tenure: Freehold EPC Rating: D

Council Tax Band: C

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