



Connells

Ham Lane
Pedmore Stourbridge



Property Description

A THREE BEDROOM SEMI DETACHED PROPERTY IN A SOUGHT AFTER LOCATION, STOURBRIDGE TRAIN STATION AND STOURBRIDGE TOWN CENTRE CLOSE BY. BRIEFLY COMPRISING OF AN ENTRANCE HALLWAY, LOUNGE, DINING ROOM, REFITTED KITCHEN, THREE GOOD BEDROOMS AND FAMILY SHOWER ROOM

To The Front

A driveway leads to the front of the property providing off road parking with side access to the rear garden and lawn to the front.

Entrance Hallway

Double glazed entrance door to the front elevation, stairs to first floor landing, wood effect flooring and radiator.

Lounge

14' 3" x 11' 11" (4.34m x 3.63m)
Double glazed window to the front elevation, wood effect flooring and double glazed french doors to the rear garden.

Dining Room

11' 5" x 9' 9" (3.48m x 2.97m)
Double glazed window to the front elevation, wood effect flooring and radiator.

Kitchen

10' 8" x 9' 10" (3.25m x 3.00m)
Double glazed window to the rear and side elevation, refitted kitchen with a range of wall and base units, worksurfaces with inset stainless steel sink/drain, oven and electric hob with cooker hood, integrated fridge freezer and tiled floor.

Lobby

Double glazed window and door to the side elevation and tiled floor.

Cloakroom

Double glazed window to the rear elevation, wash hand basin and wc.

Landing

Double glazed window to the rear elevation and doors to bedrooms and bathroom.

Bedroom One

11' 7" into recess x 9' 10" into recess (3.53m into recess x 3.00m into recess)
Double glazed window to the front elevation and radiator.

Bedroom Two

11' 2" x 10' (3.40m x 3.05m)
Double glazed window to the rear elevation and radiator.

Bedroom Three

11' 11" x 9' 1" (3.63m x 2.77m)
Double glazed window to the front elevation and radiator.

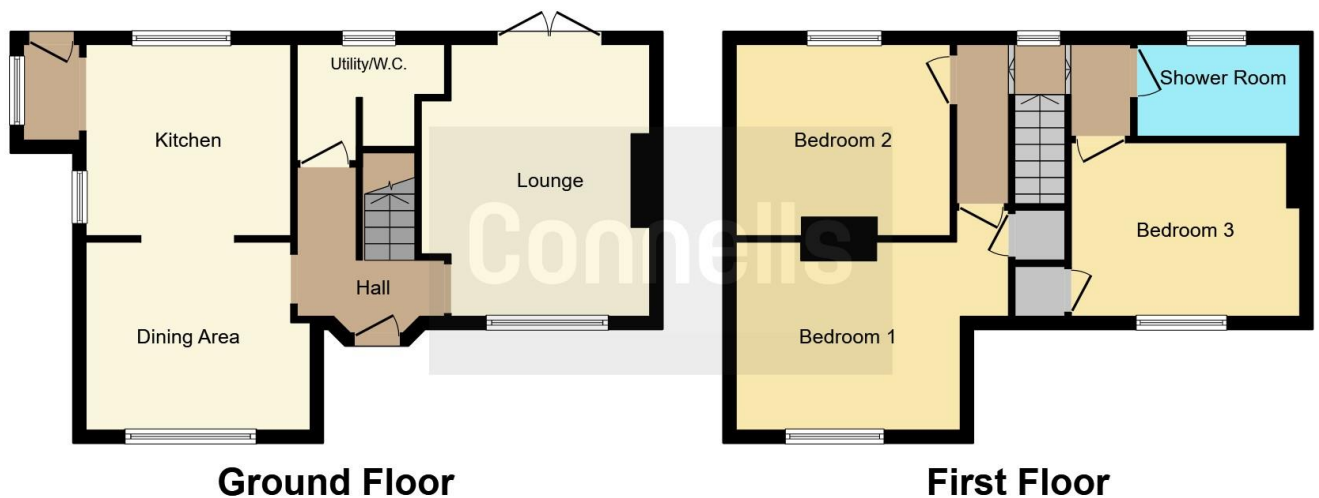
Bathroom

Double glazed window to the rear elevation and suite comprising; shower cubicle, wash hand basin, wc, radiator rail and tiled floor. Spotlights to ceiling.

Rear Garden

Beautiful rear garden comprising of a paved patio leading to a lawn with various trees and shrubs.





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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EPC Rating: D

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Tenure: Freehold



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