



Connells

Oakfield Avenue
Kingswinford



Property Description

AN AMAZING DETACHED PROPERTY OCCUPYING AN ELEVATED POSITION ON A LARGE PLOT IN KINGSWINFORD. THE PROPERTY HAS TO BE VIEWED TO FULLY APPRECIATE WHAT'S ON OFFER GIVEN ITS QUITE PRIVATE POSITION. MUCH IMPROVED BUT WITH MANY ORIGINAL FEATURES INCLUDING STAINED GLASS WINDOWS TO HALL & LANDING AND HIGH CEILINGS.

To The Front

Steps from pavement lead upto front garden with inset pathway to rear garden and front door.

Entrance Hallway

Stained glass door to the front elevation, parquet wooden flooring and radiator.

Lounge

17' 6" x 11' 11" (5.33m x 3.63m)
Double glazed bay window to the front elevation, feature fireplace and two radiators.

Dining Room

11' 5" x 11' 2" (3.48m x 3.40m)
Double glazed window to the front elevation and radiator. Original fireplace.

Sitting Room

10' 7" x 9' 5" (3.23m x 2.87m)
Double glazed french doors to the rear garden and log burner. Radiator.

Kitchen

12' 7" x 11' 3" (3.84m x 3.43m)
Double glazed window to the rear elevation, fitted kitchen with a range of wall and base units, worksurfaces with inset stainless steel sink/drainer with Quooker boiling water tap, double oven and gas hob, and radiator. Integral dishwasher and microwave.

Utility Room

Door to rear garden and cloakroom/wc. Plumbing for automatic washing machine. Space for tumble dryer, combination boiler(new in 2023). Radiator.

Cloakroom

Off the utility room is the downstairs cloakroom, double glazed window to the side elevation, wc and wash hand basin. Heated towel rail and large coat/storage cupboard.

Landing

With stained glass window to side elevation. Doors to bedrooms, bathroom and shower room. Radiator

Bedroom One

16' 6" x 11' 11" (5.03m x 3.63m)
Double glazed bay window to the front elevation and two radiators. Original art deco fireplace.

Shower Room

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

Bedroom Two

11' x 10' 5" (3.35m x 3.17m)
Double glazed window to the rear elevation and two radiators.

Bedroom Three

11' 5" x 11' 2" (3.48m x 3.40m)
Double glazed window to the front elevation and radiator. Original fireplace. Fitted wardrobes.

Bedroom Four

7' 1" x 5' 10" (2.16m x 1.78m)

Single glazed window to the front elevation and radiator.

Bathroom

Double glazed window to the side elevation and suite comprising; freestanding bath, wash hand basin, wc and radiator rail.

Rear Garden

Fully enclosed rear garden. Paved patio area with steps up to lawn additional patio area with flower and shrub borders. Patio area on top lawn with wooden gazebo. Side access from Bromley Lane with double gates to parking area.

Garage

16' 11" x 8' 4" (5.16m x 2.54m)

Up and over doors lead into 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 374 545
E stourbridge@connells.co.uk

11B St. Johns Road
 STOURBRIDGE DY8 1EJ

EPC Rating: D

view this property online connells.co.uk/Property/SBR311890

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: SBR311890 - 0007