



Connells

Crownnoakes Drive
Wordsley STOURBRIDGE

Crownnoakes Drive Wordsley STOURBRIDGE DY8 5SQ

for sale offers in the region of
£175,000



Property Description

Welcome to this stylish and well-presented two-bedroom ground-floor apartment, offering modern living in a sought-after location.

Inside there's a bright and spacious open-plan living area, perfect for relaxing or entertaining. The contemporary kitchen is fully equipped with sleek cabinetry and integrated appliances, making meal preparation effortless.

The property boasts two generously sized bedrooms, with the master benefiting from a private en-suite shower room for added convenience. A further modern family bathroom serves the second bedroom and guests.

Outside, you'll find an allocated parking space, ensuring hassle-free parking. This fantastic apartment is ideal for first-time buyers, professionals, or investors looking for a well-located and low-maintenance home.

Don't miss out on this fantastic opportunity. Contact us today to arrange a viewing!

To The Front

There are landscaped communal grounds to the front of the property with parking to the rear, pathway to entrance door with security system, communal entrance leads to number 35 on the ground floor.

Hallway

Door to the property, radiator, storage cupboards and doors to;

Open Plan Living

Lounge Area

10' 9" x 10' 8" (3.28m x 3.25m)

Living area with tiled flooring and radiator.

Kitchen Dining Area

15' x 12' 2" (4.57m x 3.71m)

Double glazed bay window and further window to the rear elevation, tiled flooring, a range of wall and base units with worksurfaces, metal splashback, inset sink/drainage, integrated oven and electric hob with cooker hood and radiator.

Bedroom One

16' 10" x 8' 11" (5.13m x 2.72m)

Double glazed window to the rear elevation, radiator and door to ensuite shower room.

Ensuite

Suite comprising; shower cubicle, wash hand basin, wc, radiator, extractor fan, part tiled walls and tiled floor.

Bedroom Two

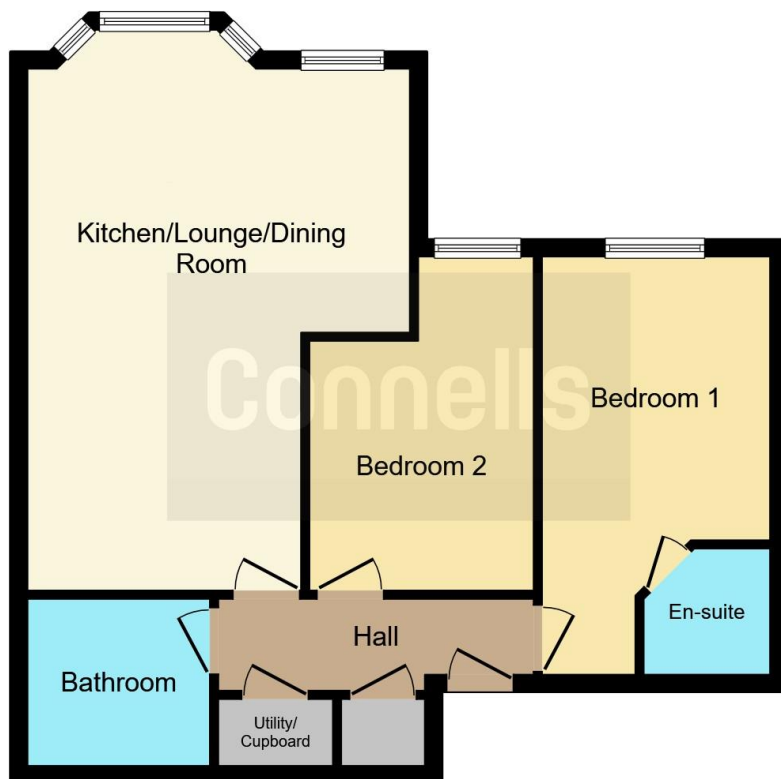
13' 3" x 8' 9" (4.04m x 2.67m)

Double glazed window to the rear elevation and radiator.

Bathroom

Suite comprising; bath, wc, wash hand basin, extractor fan, spotlights to ceiling, heated radiator rail, tiled floor and part tiled walls.





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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EPC Rating: C

view this property online connells.co.uk/Property/SBR312656

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jan 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



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.

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