



Connells

Whitney Avenue  
Stourbridge





### Property Description

This spacious 3-bedroom semi-detached home is perfect for families or buyers looking for extra space, both inside and out.

The property features a separate living room and dining room, offering flexible living space for relaxing and entertaining. A handy downstairs WC adds extra convenience, and the kitchen.

Upstairs, there are three well-proportioned bedrooms with a toilet and shower rooms. Outside, the home benefits from off-road parking and a garage en bloc, providing excellent storage.

Located in a popular residential area, close to schools, local amenities, and transport links, this property is a great opportunity not to be missed.

### To The Front

Paved driveway to the front of the property providing off road parking

### Entrance Porch

Double glazed door to the front elevation, door and window into the entrance hallway

### Entrance Hallway

Stairs to first floor landing, radiator and doors to;

### Downstairs Wc

Double glazed window to the front elevation and suite comprising; wash hand basin and wc.

### Lounge

15' 7" x 10' 7" ( 4.75m x 3.23m )  
Double glazed window to the front elevation

and radiator.

### Dining Room

11' 5" x 8' 3" ( 3.48m x 2.51m )  
Double glazed door to the rear elevation and radiator.

### Kitchen

10' 3" x 8' 2" ( 3.12m x 2.49m )  
Double glazed door to the side elevation and double glazed window to the rear, wall and base units with worksurfaces with inset sink/drain, extractor fan, tiled floor and pantry.

### Landing

Double glazed window to the side elevation, loft access and doors to bedrooms and bathroom

### Bedroom One

14' 3" into wardrobes x 10' 2" ( 4.34m into wardrobes x 3.10m )  
Double glazed window to the front elevation, fitted wardrobes and radiator.

### Bedroom Two

14' 3" into wardrobes x 10' 2" ( 4.34m into wardrobes x 3.10m )  
Double glazed window to the rear elevation, fitted wardrobes and radiator.

### Bedroom Three

9' 11" x 6' 5" ( 3.02m x 1.96m )  
Double glazed window to the front elevation and radiator

### Bathroom

Double glazed window to the rear elevation, tiled with suite comprising; bath with shower over, wash hand basin and extractor fan.

## Wc

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

## Rear Garden

Paved patio to the rear leading to further paved area with bedding areas.







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](http://www.focalagent.com)

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EPC Rating: D Council Tax  
 Band: B

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Tenure: Freehold



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Property Ref: SBR312808 - 0002