



Connells

Heath Lane
Stourbridge



Property Description

A stunning 3 bedroom semi-detached property located in an ideal location within Stourbridge. With Oldswinford Hospital School on the doorstep and Mary Stevens Park a stones throw away this is an ideal family home. A double garage to the rear boasts secure off-road parking. Briefly comprising: two reception rooms, a kitchen, a downstairs WC, a rear garden leading to a detached double garage. The first floor comprises the family bathroom and 3 bedrooms and laddered access to the loft.

To The Front

Paved pathway leading to the front door, stone chipped area to the side with brick wall surrounding. Side access to the rear of the property.

Entrance Hall

Double glazed door to the front with double glazed windows either side, central heating radiator. Doors leading to the downstairs WC, Reception Room One and Two, Kitchen and stairs to the first floor.

Dining Room

12' 8" into bay x 11' 6" (3.86m into bay x 3.51m)
Double glazed bay window to the front elevation, central heating radiator.

Lounge

13' 1" x 11' 5" (3.99m x 3.48m)
Double glazed french doors to the rear, central heating radiator.

Kitchen

15' 9" x 6' 9" (4.80m x 2.06m)
Wall and base units, worksurfaces, gas hob, electric oven, cooker hood, inset sink. Double glazed window to the side elevation, double glazed window to the rear elevation, double glazed door to the side elevation.

Downstairs Wc

WC, wash hand basin, central heating radiator, double glazed window to the side elevation

Landing

Double glazed window to the side elevation, loft access via loft ladders, doors to bedrooms and family bathroom.

Bedroom One

11' 5" x 10' 9" (3.48m x 3.28m)
Double glazed window to the rear elevation, central heating radiator.

Bedroom Two

10' 7" x 10' 3" (3.23m x 3.12m)
Double glazed window to the front elevation, central heating radiator, built in wardrobes.

Bedroom Three

7' 5" x 6' 9" (2.26m x 2.06m)
Double glazed window to the front elevation, central heating radiator.

Bathroom

Bath, shower, WC, wash hand basin, central heating radiator rail, part tiled, double glazed window to the rear.

To The Rear

Paved patio to the rear leading to lawn on one side and gated area with block paved pathway leading to the detached garage at the rear of the garden.

Garage

15' x 18' 2" (4.57m x 5.54m)
Double garage with and electric roller door, double glazed window to the rear

of the garage and double glazed door with access into the garden.





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

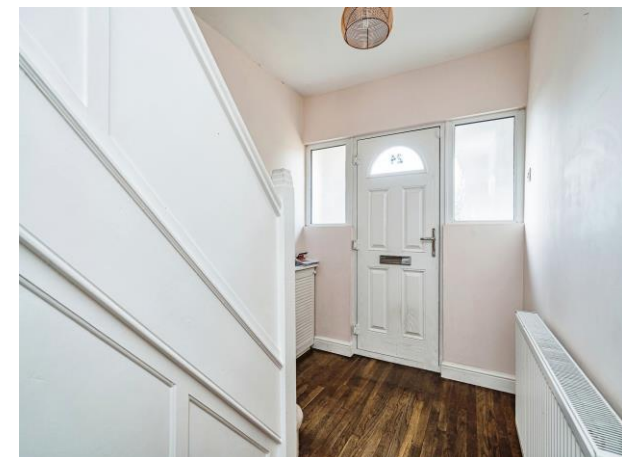
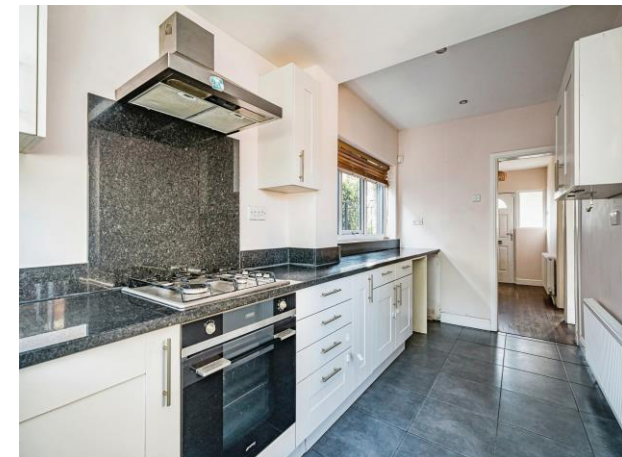
To view this property please contact Connells on

T 01384 374 545
E stourbridge@connells.co.uk

11B St. Johns Road
 STOURBRIDGE DY8 1EJ

EPC Rating: E

view this property online connells.co.uk/Property/SBR312731



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: SBR312731 - 0003