



Newfield Road, Hagley, Stourbridge, DY9 0JR

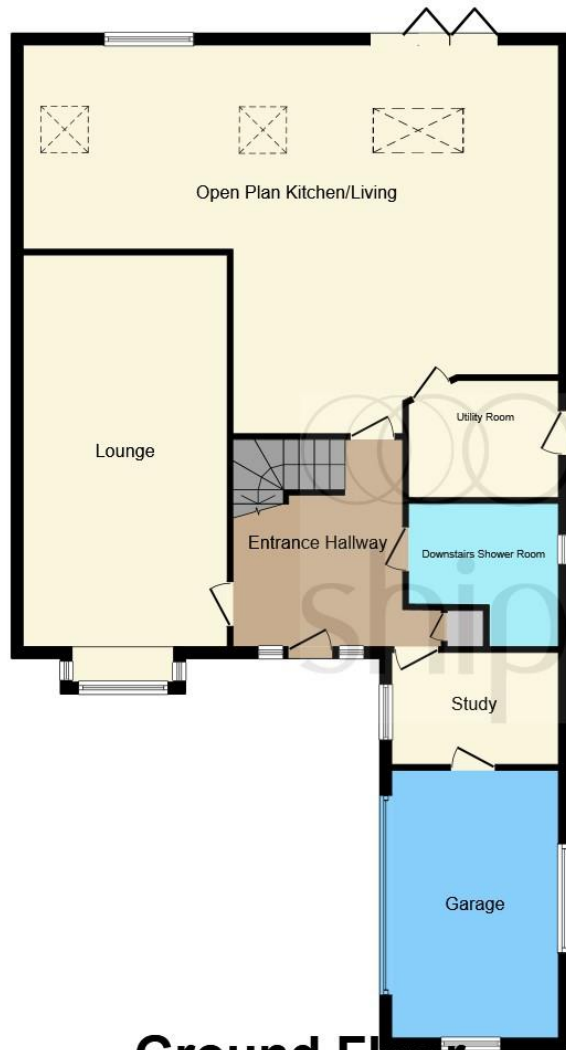


welcome to

Newfield Road, Hagley, Stourbridge

****SUPER DETACHED FAMILY HOME****PRESTIGE ADDRESS****STUNNING KITCHEN/DINER/SNUG****FOUR BEDROOMS****TWO EN-SUITES****HOUSE BATHROOM****WALKING DISTANCE TO VILLAGE****CLOSE PROXIMITY TO TRAIN STATION****HAYBRIDGE SCHOOL CATCHMENT****





Ground Floor



First Floor

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

Agent Note

The Council Tax Band is F.

Approach

Tarmacadam driveway providing parking for upto four cars, low feature front wall, gated access to rear garden to both sides and step upto front door with outside light.

Entrance Hallway

Door to front with side window, central heating radiator, stairs to first floor accommodation, storage cupboard, Amtico flooring and doors to various rooms.

Study

10' 1" max x 6' 10" max (3.07m max x 2.08m max)
Double glazed window to side, ceiling spot lights, central heating radiator, study area with desk and storage, access to garage.

Lounge

23' 6" max x 10' 11" max (7.16m max x 3.33m max)
Double glazed bow window to front, ceiling lights, wall lights, central heating radiator, dado rail and electrically operated flueless gas fire.

Downstairs Shower Room

Obscure double glazed window to side, Heritage suite comprising of: low level wc, pedestal wash hand basin and archway to high pressure shower, panelling to walls and tiling to splash prone areas.

Open Plan Kitchen/ Living

Kitchen Area

24' 11" max x 16' 5" max (7.59m max x 5.00m max)
Double glazed bi-fold doors to rear garden, Keylite sky light, a range of wall and base units, Quartz worktops, centre island with electric supply, deep pan drawers, ample storage and pull out larder spice racks, three integrated fridges, two stainless steel Franke sinks, instant hot water tap, five ring Bosch gas hob plus further induction hob, remote control extractor fan, integrated AEG dishwasher, double oven and grill in tall housing units, remote controlled dual aspect Bellfire, Hive operated underfloor heating, LVT flooring and door to utility room.

Snug Area

11' 10" max x 14' 10" max (3.61m max x 4.52m max)
Two Keylite sky lights, double glazed full height feature window, remote controlled dual aspect Bellfire, Hive operated underfloor heating and LVT flooring.

Utility Room

8' 9" max x 5' 3" max (2.67m max x 1.60m max)
Double glazed door to side, ceiling spot lights, range of wall and base units, Quartz worktops, recessed sink with mixer tap, central heating radiator, space for washing machine and tumble dryer.

Landing

Double glazed window to front, ceiling light, loft access via pull down ladder, storage cupboard, central heating radiator and doors to various rooms.

Bedroom One

10' 11" max x 11' 5" max (3.33m max x 3.48m max)
Double glazed window to front, ceiling light, central heating radiator, a range of fitted wardrobes with glass doors and door to en-suite shower room.

En-Suite Shower Room

Double glazed window to side, ceiling spot lights, steam shower cubicle with glass screen, low level wc, bowl basin with mixer tap, heated towel rail, tiling to walls and floor.

Bedroom Two

11' max x 11' 10" max (3.35m max x 3.61m max)
Double glazed window to rear, ceiling spot lights, central heating radiator, a range of fitted wardrobes with glass doors, desk area and door to en-suite shower room.

En-Suite Shower Room

Double glazed window to rear, shower cubicle, low level wc, vanity wash hand unit with recessed basin, heated towel rail, tiling to walls and floor.

Bedroom Three

12' max x 8' 5" max (3.66m max x 2.57m max)
Double glazed window to rear, ceiling spot lights and central heating radiator.

Bedroom Four

8' 11" max x 8' 10" max (2.72m max x 2.69m max)
Double glazed window to front, ceiling spot lights and central heating radiator.

Refurbished Bathroom

Double glazed window to side, ceiling lights, tiled bath with shower attachment, low level wc, vanity unit with drawers and recessed basin, heated towel rail and Karndean flooring.

Garage

16' 8" max x 16' 1" (5.08m max x 4.90m)
Electrically operated door, double glazed window to front, 12ft pitched roof, wall mounted central heating boiler, pressurised tank, central heating radiator, storage space and door to rear.

Rear Garden

Mainly laid to lawn with paved pathway, barbecue and seating areas, outside lighting, electric sockets, outside tap, garden shed, gates to either side, hedge row and fencing for privacy.



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welcome to

Newfield Road, Hagley Stourbridge

- SOUGHT AFTER LOCATION
- DETACHED FAMILY HOME
- FOUR BEDROOMS
- STUNNING KITCHEN/DINER/SNUG ROOM
- CATCHMENT FOR GOOD SCHOOLS

Tenure: Freehold EPC Rating: C

offers over

£850,000



Please note the marker reflects the postcode not the actual property

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