



**Fairmead, Bromsgrove Road, Belbroughton, Stourbridge, DY9
9UJ**

welcome to

Fairmead, Bromsgrove Road, Belbroughton, Stourbridge

STUNNING HOMEUNIQUE IN STYLE***SITTING ON THE OUTSKIRTS OF BELBROUGHTON VILLAGE*** ACCESS TO MOTORWAY LINKS***HAGLEY VILLAGE AND TRAIN STATION***CLOSE TO BROMSGROVE***CATCHMENT FOR HAYBRIDGE SCHOOLS***EXTENDED AND RENOVATED THROUGHOUT***TRADITIONAL FEATURES AND CHARM***THREE BEDROOMS***



Approach

Block paved driveway with parking for up to two cars, feature wall to frontage, mature trees and shrubs, laid to lawn, pathway leading to rear garden, further pathway and steps up to entrance porch.

Entrance Porch

Door to side, windows to front and side, ceiling light, Minton flooring and door to inner hallway.

Inner Hallway

Ceiling spot lights and stairs to first floor accommodation with understairs storage.

Hallway

Double glazed window to side, doors to lounge and dining room.

Downstairs W.C.

Obscure window to side, ceiling light and low level wc.

Lounge

15' 6" into bay x 11' 6" (4.72m into bay x 3.51m)
Bay window to front, two wall lights, central heating radiator and open fire with brick surround, 'paneling to walls, Amtico flooring', door to hallway

Dining Room

13' 3" max x 13' 6" max (4.04m max x 4.11m max)
Sash window to front, ceiling light, brick fireplace with open fire, Oak wooden flooring, paneling to walls and feature double doors to bedroom.

Bedroom One

11' 9" x 12' 2" (3.58m x 3.71m)
Double glazed sash window to front, patio doors to rear, two wall lights, central heating radiator and an opening to the walk-in wardrobe and ensuite bathroom

Walk-In Wardrobe

Double glazed sash window to front, ceiling spot lights and fitted wardrobes with glass sliding doors

Kitchen

16' 1" max x 11' 9" max (4.90m max x 3.58m max)
Window to side, ceiling spot lights, range of wall and base units, centre island, wooden worktops, recessed sink/drainage with mixer tap, tiled splashback, four ring induction hob, integrated double oven, space for American style fridge/freezer, glass fish tank and tiled floor.

Utility Room

10' 2" x 3' 10" (3.10m x 1.17m)
Double glazed window and door to rear, wall light, base units with worktop, wash basin with mixer tap and space for washing machine.

Landing

Ceiling light and doors to various rooms.

Bedroom Two

12' 8" x 13' (3.86m x 3.96m)
Windows to front and side, ceiling light and central heating radiator.

Bedroom Three

13' 11" x 13' 11" (4.24m x 4.24m)
Window to front, ceiling light and central heating radiator.

Generous Bathroom

Obscure double glazed window to side, free standing bath, shower area with rainfall shower head, double wash hand basins with mixer taps and storage beneath, wc, built-in storage, feature radiator and built-in cupboard housing the Worcester Bosch central heating boiler.

Courtyard Garden

Artificial lawn areas, patio and seating area with barbecue, outside power socket, lighting, mature trees and shrubs, LPG tank, cobbled side entrance, wrought iron gate and fencing for privacy.

Home Office/ Gym

13' 3" max x 18' 4" (4.04m max x 5.59m)
Wooden construction with window and door to front, glass roof light, ceiling light and power supply.

En Suite

Having a rear facing sash window , ceiling spot lights, shower cubicle with glass screen, pedestal wash hand basin with mixer tap over, low level W/C, traditional style radiator, tiling to walls and floor.

Agent Note

The Council Tax Band is E.



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welcome to

Fairmead, Bromsgrove Road, Belbroughton, Stourbridge

- THREE BEDROOM SEMI DETACHED
- STUNNING THROUGHOUT
- TRADITIONAL FAMILY HOME
- TWO RECEPTION ROOMS
- OUTSKIRTS OF BELBROUGHTON VILLAGE

Tenure: Freehold EPC Rating: G

offers in excess of

£525,000



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postcode not the actual property



Property Ref:
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