

HUNTERS®

HERE TO GET *you* THERE



High Street

Chasetown, Burntwood, WS7 3XQ

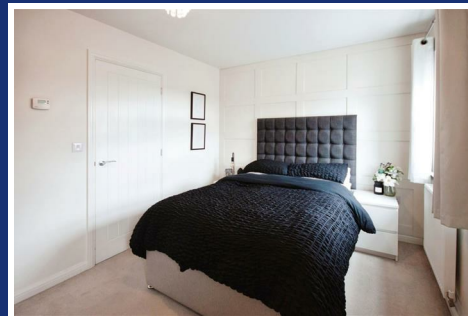
Asking Price £215,000



Council Tax: C



- MODERN SEMI DETACHED HOUSE
- LOUNGE/DINER
- GUEST CLOAKROOM
- SEALED UNIT DOUBLE GLAZING
- TWO CAR PARKING SPACES
- THREE BEDROOMS
- FITTED KITCHEN WITH APPLIANCES
- BATHROOM WITH SEPARATE SHOWER CUBICLE
- GAS RADIATOR CENTRAL HEATING
- ENCLOSED REAR GARDEN



Hunters Burntwood are pleased to offer For Sale this modern freehold semi detached house, which is situated within close proximity to local shops and amenities. The property has the benefit of sealed unit double glazing, gas radiator central heating and in brief comprises Entrance hall, guest cloakroom, fitted kitchen with appliances, lounge/diner, landing, three bedrooms and bathroom with separate shower cubicle. Outside the property has two car parking spaces and enclosed rear garden.

HALL

having a composite front entrance door, telephone point, radiator and stairway to the first floor.

GUEST CLOAKROOM

fitted with a white suite incorporating a low level W.C., hand basin with tiled splashback, ceramic tiled floor, radiator, extractor fan and sealed unit double glazed front window.

KITCHEN

9'5" x 7'9" (2.87m x 2.36m)

having a sealed unit double glazed front window and fitted with a matching range of base, drawer & wall mounted units, wood grain effect work surfaces incorporating a 1 1/2 bowl stainless steel sink top with mixer tap, 4 ring gas hob with splashback and cooker hood above, electric fan assisted oven, space for a fridge/freezer, space and plumbing for an automatic washing machine, double panel radiator, tiled floor and inset ceiling spotlights.

LOUNGE

16'2" x 14'10"(max) (4.93m x 4.52m(max))

having sealed unit double glazed French doors to the garden, sealed unit double glazed rear window, telephone point, radiator and under stairs storage cupboard.

LANDING

with storage cupboard and radiator.

BEDROOM 1

12'10"(max) x 9'2"(max) (3.91m(max) x 2.79m(max))

having two sealed unit double glazed front windows, radiator, TV aerial point and wardrobes with triple sliding doors.

BEDROOM 2

11'0" x 7'4" (3.35m x 2.24m)

with a sealed unit double glazed rear window and radiator.

BEDROOM 3

7'6" x 7'1" (2.29m x 2.16m)

with a sealed unit double glazed rear window, radiator and ceiling hatch to the roof space.

BATHROOM

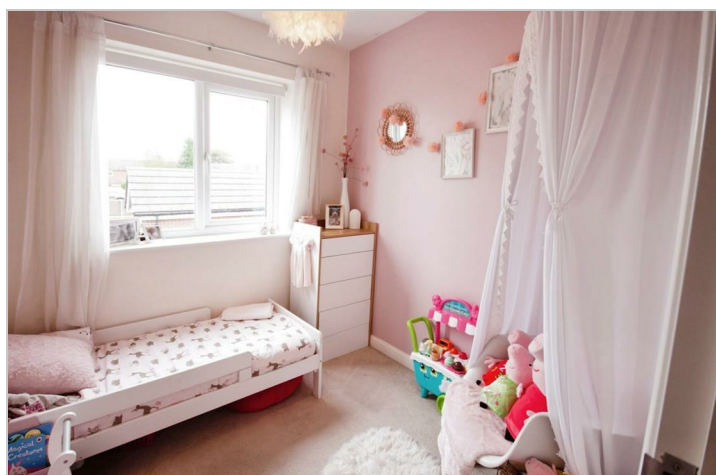
fitted with a white suite incorporating a panel bath, low flush W.C., pedestal handbasin, double width shower cubicle with mains shower, ceramic tiled splashback, ceramic tiled floor, shaver socket, chrome towel radiator, extractor fan and sealed unit double glazed side window,

OUTSIDE

To the front, the property is set back from the road behind wrought iron fencing & hedge and has a path shared path to the front entrance & to the two car parking spaces to the side of the property. To the rear the garden is enclosed by fencing and is lawned with a path to the side gate.

SERVICE CHARGE

We understand that a service charge is payable on the property, The current Charge is £212 per half year. This is subject to confirmation by the vendors solicitors.



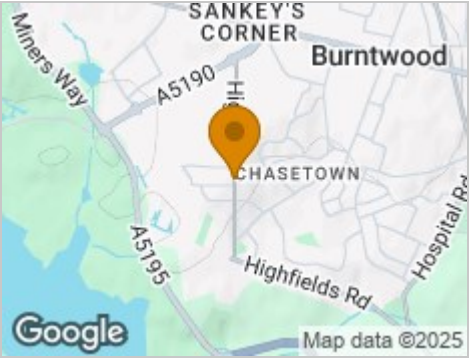
Road Map



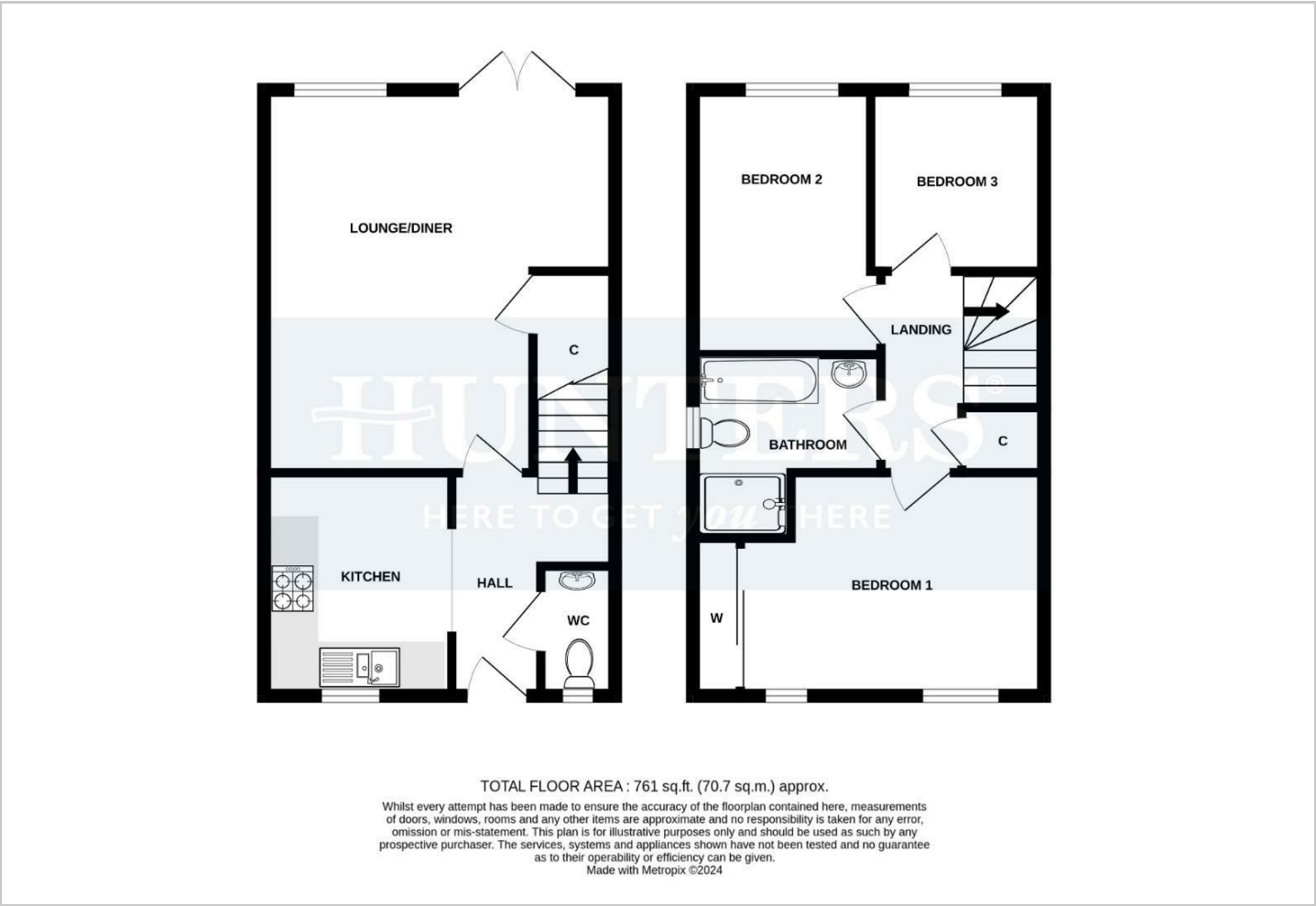
Hybrid Map



Terrain Map



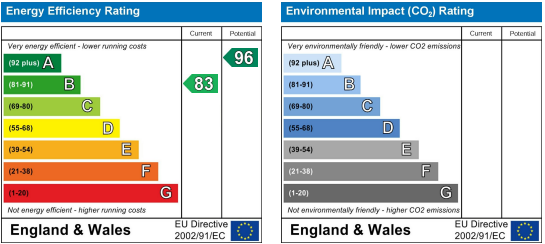
Floor Plan



Viewing

Please contact our Hunters Burntwood Office on 01543 677776 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.