

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Radmore Close

Chase Terrace, Burntwood, WS7 1JX

Asking Price £290,000



Council Tax: B



- EXTENDED SEMI DETACHED HOME
- LOUNGE, DINING ROOM
- EXTENDED FITTED KITCHEN, UTILITY
- SEALED UNIT DOUBLE GLAZING
- FRONT DRIVE WITH PARKING FOR SEVERAL CARS
- FOUR BEDROOMS
- SITTING ROOM/STUDY, GUEST CLOAKROOM
- BATHROOM
- GAS RADIATOR CENTRAL HEATING
- ENCLOSED REAR GARDEN



Hunters Burntwood are pleased to offer For Sale this well presented extended four bedroom semi detached house, which has the benefit of sealed unit double glazing, gas radiator central heating and in brief comprises: porch, hall, lounge with feature fireplace, dining room, extended kitchen, utility room, guest cloakroom, sitting room/study, four bedrooms and bathroom. Outside is a brick paved drive with parking for several cars and an enclosed rear garden.

#### PORCH

having a sealed unit double glazed front entrance door with double glazed window alongside, inset spotlights, 1/2 glazed door to Sitting Room/Study and 1/2 glazed door to the:-

#### HALL

with a double panel radiator and stairs to the first floor.

#### LOUNGE

14'7" x 12'10" (4.45m x 3.91m)

having a sealed unit double glazed front window, wooden fire surround with inset electric fire, marble hearth and back, two wall light points, double panel radiator, telephone point, broadband point and multi paned double doors with matching windows to either side leading to the:-

#### DINING ROOM

11'1" x 8'0" (3.38m x 2.44m)

having a double panel radiator and French doors to the rear garden.

#### KITCHEN

15'7" x 11'2" (9'10" min) (4.75m x 3.40m (3.00m min))

fitted with a range of matching base drawer & wall mounted units, wood grain work surface with inset 1 1/2 bowl sink and mixer tap, Belling range cooker with cooker hood above, space & plumbing for a dishwasher, integrated fridge/freezer, double panel radiator, cupboard containing the Worcester central heating boiler & shelving, sealed unit double glazed

rear window and sealed unit double glazed French doors.

#### UTILITY

fitted with base and wall units, work surface, Plumbing and space for a washing machine, tiled splashbacks, double panel radiator and cupboard containing the gas meter.

#### GUEST CLOAKROOM

fitted with a low level W.C., pedestal hand basin and ceramic wall tiling.

#### SITTING ROOM/STUDY

11'8" x 6'10" (7'11" max) (3.56m x 2.08m (2.41m max))

having a sealed unit double glazed front window, double panel radiator, cupboard containing the electric meter and ceiling spotlights.

#### LANDING

with a ceiling hatch to the roof space.

#### BEDROOM 1

13'6" x 9'9" (4.11m x 2.97m)

having a sealed unit double glazed rear window, double panel radiator and TV aerial point.

#### BEDROOM 2

18'1" x 6'11" (5.51m x 2.11m)

having sealed unit double glazed windows to front & rear, 2 double panel radiators and ceiling hatch to the roof space.

### BEDROOM 3

12'4" x 8'8" (3.76m x 2.64m)

with a sealed unit double glazed window to the front and a radiator.

### BEDROOM 4

9'3" (5'11" min) x 6'11" (2.82m (1.80m min) x 2.11m)

with a sealed unit double glazed front window, radiator and storage cupboard with shelving.

### BATHROOM

fitted with a white suite incorporating a shaped bath with mixer tap shower attachment and Triton Cara electric shower & screen above, hand basin with cupboard beneath, low flush W.C., tiled splashback and chrome towel radiator.

### OUTSIDE

To the front of the property is a wide brick paved drive providing parking for several cars, cold water tap and exterior light point. To the rear the garden is enclosed by fencing and has a paved patio area, bordered lawn and space for a shed.



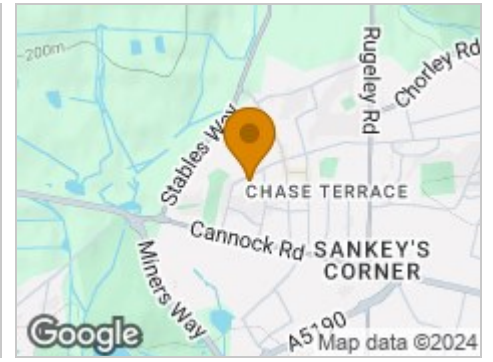
## Road Map



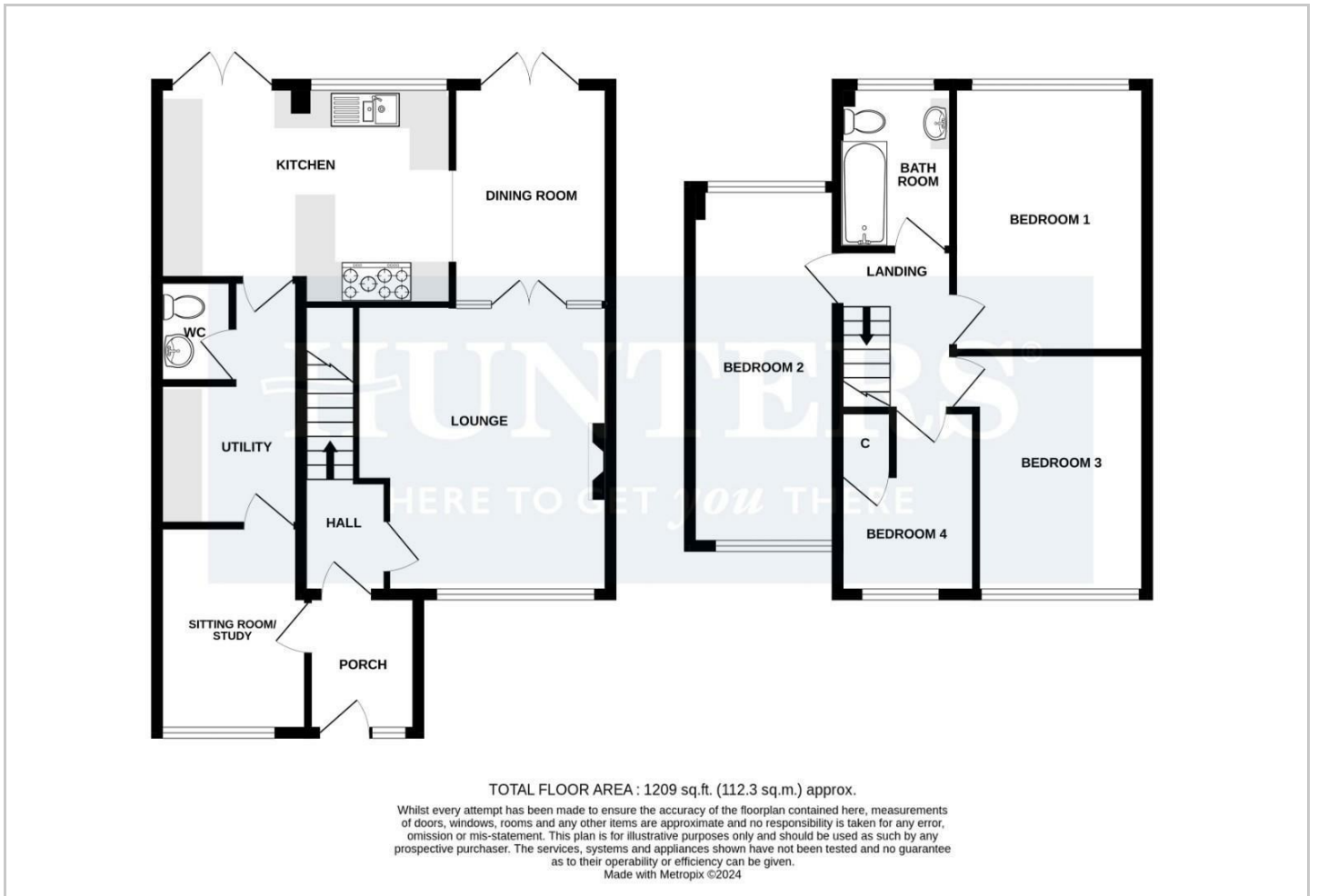
## Hybrid Map



## Terrain Map



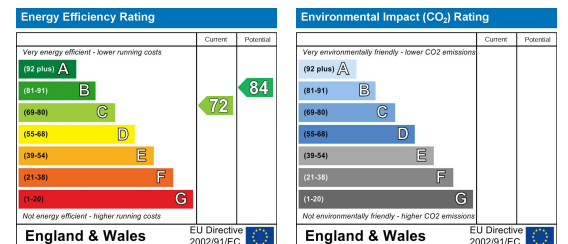
## Floor Plan



## 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.