



157 BROMSGROVE ROAD  
B62 0JU

**Taylors**



# 157 BROMSGROVE ROAD HUNNINGTON

*Good size detached  
DORMER BUNGALOW in an  
OUTSTANDING SEMI RURAL  
LOCATION.*

## **Large Entrance**

19' 0" x 9' 1" max (5.79m x 2.77m)

With PVC double glazed entrance doors and windows, tiled floor

## **Spacious Hall**

### **Living Room**

comprising

### **Front Dining Area**

13' 11" into bay x 11' 10" (4.24m x 3.60m)

### **Rear Lounge Area**

14' 10" x 11' 10" (4.52m x 3.60m)

With attractive fireplace with gas fire and double glazed doors to the conservatory

### **Fitted Kitchen**

12' 8" x 11' 0" (3.86m x 3.35m)

having a comprehensive range of attractive units with cream fronts and including integrated Bosch fridge freezer, double oven, cooker hood, integral dishwasher, additional integral fridge and microwave, skirting heater, deep drawers and corner units with hidden shelving, wall cupboards with underlighting, tiled floor

### **Large Conservatory**

23' 3" x 8' 2" (7.08m x 2.49m)

With double glazed windows and doors to the garden

### **Bedroom 1**

15' 6" x 11' 8" (4.72m x 3.55m)

With comprehensive range of fitted furniture

### **Study/2nd Reception or Bedroom 4**

11' 3" x 11' 11" (3.43m x 3.63m)

### **Bathroom**

9' 7" x 6' 8" (2.92m x 2.03m)

Having panel bath, hand basin, WC, corner shower cubicle, tiling to walls and tiled floor

### **First Floor Landing**

Built in store cupboard off

### **Bedroom 2**

13' 6" x 11' 10" max (4.11m x 3.60m)

Having super views, built in double wardrobe.

### **Bedroom 3**

12' 0" x 9' 11" (3.65m x 3.02m)

Again with super views, fitted wardrobes

### **Shower Room**

7' 3" x 6' 1" (2.21m x 1.85m)

With shower cubicle, handbasin and WC

Ground floor rear vestibule

with door to outside

### **Utility room**

8' 8" x 4' 6" (2.64m x 1.37m)

With sink, and WC

### **Garage**

16' 7" x 8' 5" (5.05m x 2.56m)

With electric front door

### **Rear Garden**

A fantastic rear garden with countryside beyond, having large shaped patio, tap, side entrance with gate, extensive large lawn, pergola, sheds and greenhouse



These particulars are intended only as a guide and must not be relied upon as statement of fact. POTENTIAL BUYERS WOULD ALSO LIKE TO BE REMINDED THAT ALL MEASUREMENTS ARE TAKEN AT THE WIDEST AVAILABLE POINTS. Your attention is drawn to the important notices and disclaimers on the last page of these particulars.



Good size detached DORMER BUNGALOW in an OUTSTANDING SEMI RURAL LOCATION. Having a WONDERFUL LARGE REAR GARDEN WITH SUPERB VIEWS OF COUNTRYSIDE BEYOND. With good frontage allowing parking and turning, gas radiator heating and PVC double glazing. Lovely large entrance. Imposing hall with SUPER LEADED AND GLAZED WINDOWS. Spacious living room with defined lounge and dining areas. Also a study/2nd reception or bedroom 4. Expensive fitted kitchen with integral appliances, large double bedroom 1, well fitted bathroom with shower cubicle. Two upstairs bedrooms and shower room.

Large DOUBLE GLAZED CONSERVATORY, utility room with extra wc, garage with electric door. All main services connected.

Broadband/Mobile

coverage://checker.ofcom.org.uk/en-gb/broadband-coverage. Council tax band F. EPC C

Construction walls mainly brick dormers externally clad, pitched tiled roof, flat to dormer.

MISREPRESENTATION ACT 1967

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### Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82   B
69-80	C	70   C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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# Taylor's

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Offices at:

KINGSWINFORM HALESOWEN  
 STOURBRIDGE BRIERLEY HILL SEDGLEY

Ground Floor



1st Floor



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Merge 12/2014



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