



Taylors

HALESOWEN, Whittingham Road

Offers In Region Of £349,950

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- Three bedroom home with adjoining annex
- Ideal for dependent relative or rental income
- Convenient position
- Well placed for college and local school
- No upward chain
- Annex with sitting room, double bedroom, shower room and fitted kitchen
- Gas central heating
- Double glazing
- Drive and garage
- Alternative potential to be 5 bedrooms



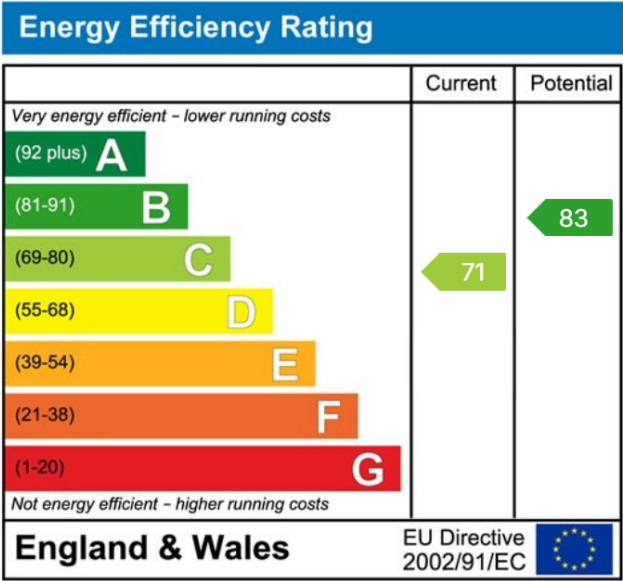
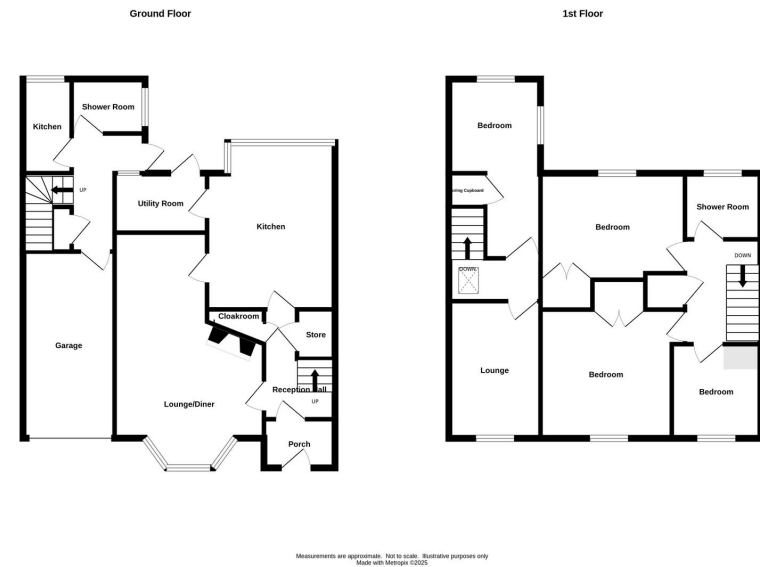
Great opportunity to purchase a **THREE BEDROOM SEMI DETACHED HOME** with **ADJOINING ONE BEDROOM ANNEX WITH SITTING ROOM**, ideal for dependent relative or a rental income. Convenient location and having gas central heating, PVC double glazing, cavity wall insulation and **NO UPWARD CHAIN**. Comprising; All main services connected. Tenure - Freehold, Council Tax Band D. EPC- , Broadband/ Mobile coverage://checker.ofcom.org.uk/en-gb/broadband-coverage. Long term flood risk general area- Rivers very low, surface water medium. Construction, walls brick, part pitched and tiled roof, part flat felt.

Double glazed Porch, Hall - Stairs off with store beneath, **Living Room** - 5.92m x 3.94m (19'5"into bay x 12'11"max) Having fireplace with gas fire, 4 wall lights and double glazed bay window, **Breakfast Kitchen** - 3.56m x 3.1m (11'8" x 10'2") Having range of floor and wall cupboards, integral oven and hob, space for table, **Utility Room** - 2.79m x 1.73m (9'2" x 5'8") Having single drainer sink, plumbing for washer and door to outside, **Landing, Bedroom One** - 4.04m x 3.4m (13'3"into recess x 11'2") With distant views of Clent, **Bedroom Two** - 4.01m x 3.33m (13'2" x 10'11") With built in wardrobe, **Bedroom Three** - 2.51m x 2.31m (8'3" x 7'7"), **Shower Room** - 2.01m x 1.78m (6'7" x 5'10") With good size walk in shower, WC and handbasin with cupboards beneath, **Garage** - 5.03m x 2.36m (16'6" x 7'9") With rear door to Annex

Annex comprising

Hall - With useful store cupboard, stairs off and door to the garden, **Fitted Kitchen** - 2.36m x 1.32m (7'9" x 4'4") With integral oven and hob, cooker hood, **Shower Room** - 1.88m x 1.4m (6'2" x 4'7") With wide shower cubicle, WC and handbasin, tiling to walls, **Landing, Sitting Room** - 3.53m x 2.34m (11'7" x 7'8") Having fireplace with electric fire, **Bedroom** - 5.28m x 2.36m (17'4"max x 7'9") Being L shaped and having built in cupboard,





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