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**Plot 3 Auckland Road**  
Kingswinford



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Plot 3 Auckland Road, Kingswinford, DY6 8JF

A stylish and uniquely designed development of three Detached Bungalows which have been constructed by local builders Brookland Construction Developments Ltd. The property is located along a popular address in Kingswinford, well placed for amenities just a short distance away and on the doorstep to public transport links to the likes of Stourbridge and Merry Hill Shopping Centre.

An ideal opportunity for those looking to 'downsize' yet still desire a stylish and distinct home. With 'Vaillant' gas central heating, UPVC double glazing throughout and being offered with a 10 year structural guarantee in place, internal inspection is advised to appreciate overall layout and quality on offer.



The property is set back from Auckland Road beyond a generous driveway and stairs up to the entrance. Plot 3 benefits from a Single Garage to the lower level.

Internally, there is a spacious Lounge/Diner, separate Kitchen with Dove grey Howdens 'Greenwich' units that incorporates an inset sink with drainer, inset 'Bosch' oven with gas hob, fridge/freezer, dishwasher and washing machine. There is a door leading out to the rear garden. Two good size Bedrooms and a Bathroom suite comprising; wc, pedestal basin, bath with shower head over and vertical radiator.

To the rear there is a private garden with paved patio having shallow steps that lead to an extensive lawned area boasting pleasant far reaching views.



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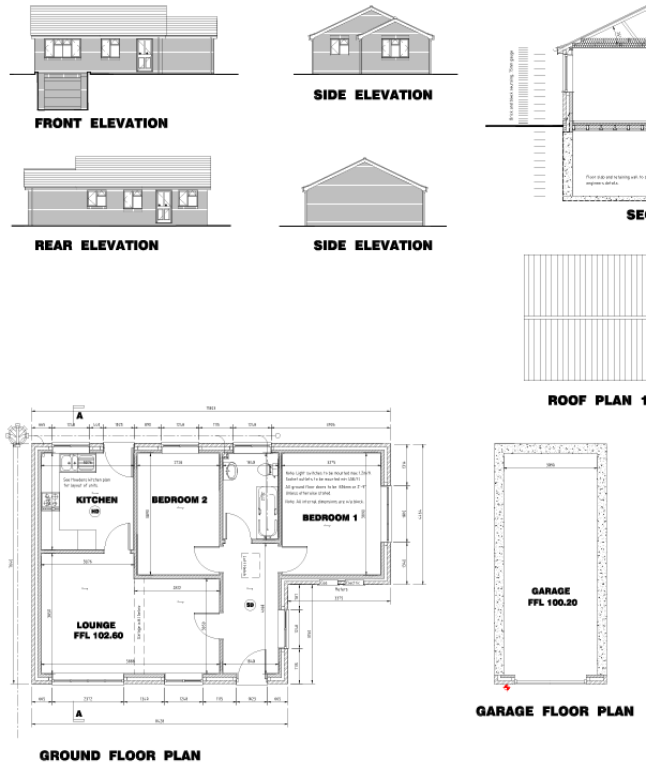
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**Important:** We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property. We commonly receive referral fees from specialist service partners – an outline of these can be found on <https://www.leeshaw.com/downloads/referral-fees.pdf>

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# FLOOR PLANS



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**SELLING AGENTS: THE LEE, SHAW PARTNERSHIP**

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