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29 Carnforth Close
Kingswinford

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29 Carnforth Close, Kingswinford, DY6 9BL

A rare opportunity to acquire a 3 Bedroom Detached Bungalow, tucked away in a quiet cul-de-sac address on a level plot. There have been some recent changes to the bungalow, including new carpet throughout, flooring and tiles to the Bathroom, wc and Kitchen and a new boiler, however the property offers scope to personalise and makes an ideal purchase for those looking to 'downsize'. The Bungalow boasts spacious accommodation throughout, with 3 good size Bedrooms, one of which is currently being utilised as a Dining Room. Further to this, there is ample off road parking. The property is situated in a pleasant address with a range of amenities being on the doorstep and close to public transport links. There is gas central heating, UPVC double glazing and the property is available with no upward chain!

Accommodation briefly comprises; Reception Hallway with Cloakroom off, Breakfast/Kitchen with a door to the side access that leads to the Garden, Lounge with feature electric fire, inner Hallway with storage cupboard, 3 generous Bedrooms, Shower room fitted comprising a white suite, Garage with electric up and over door and there is a private rear Garden.

OVERALL A QUALITY BUNGALOW SITUATED IN A SOUGHT AFTER KINGSWINFORM ADDRESS AND AVAILABLE WITH NO UPWARD CHAIN. EARLY INTERNAL INSPECTION ADVISED!



On approach, you are greeted by a part paved, part gravelled driveway with a vast lawned area to the side. On entrance to the Bungalow, the inviting Reception Hallway has a door through to the useful separate Cloakroom with wc and there are further doors to;

The Kitchen is fitted with a range of units with worktops that incorporate an inset sink and drainer, there is space for a washing machine, cooker and fridge freezer. Further to this, there is room for a small dining table and a door from the Kitchen leads into a side access where there are doors giving access to the front driveway and the rear Garden.

The spacious Lounge has a pleasant outlook to the front, electric fire with feature brick surround, and there is a door through to an inner Hallway. The Hallway has useful loft hatch access, storage cupboard housing the gas central heating boiler and there are doors to;



Three generous Bedrooms all of which enjoys views overlooking the rear Garden. The third Bedroom is currently being utilised as a Dining Room, and could be further used as a Home Office.

The fully tiled Shower room is fitted with a white suite comprising; wc, pedestal basin and corner shower enclosure with electric shower over.

The Garage has an electric door to the front, which is controlled by a switch in the Cloakroom, and there are power points, lighting and further loft hatch access.

The private rear Garden has a paved pathway with a vast lawned area beyond. There is a bank stocked with mature trees and shrubs, and well stocked borders throughout the Garden.

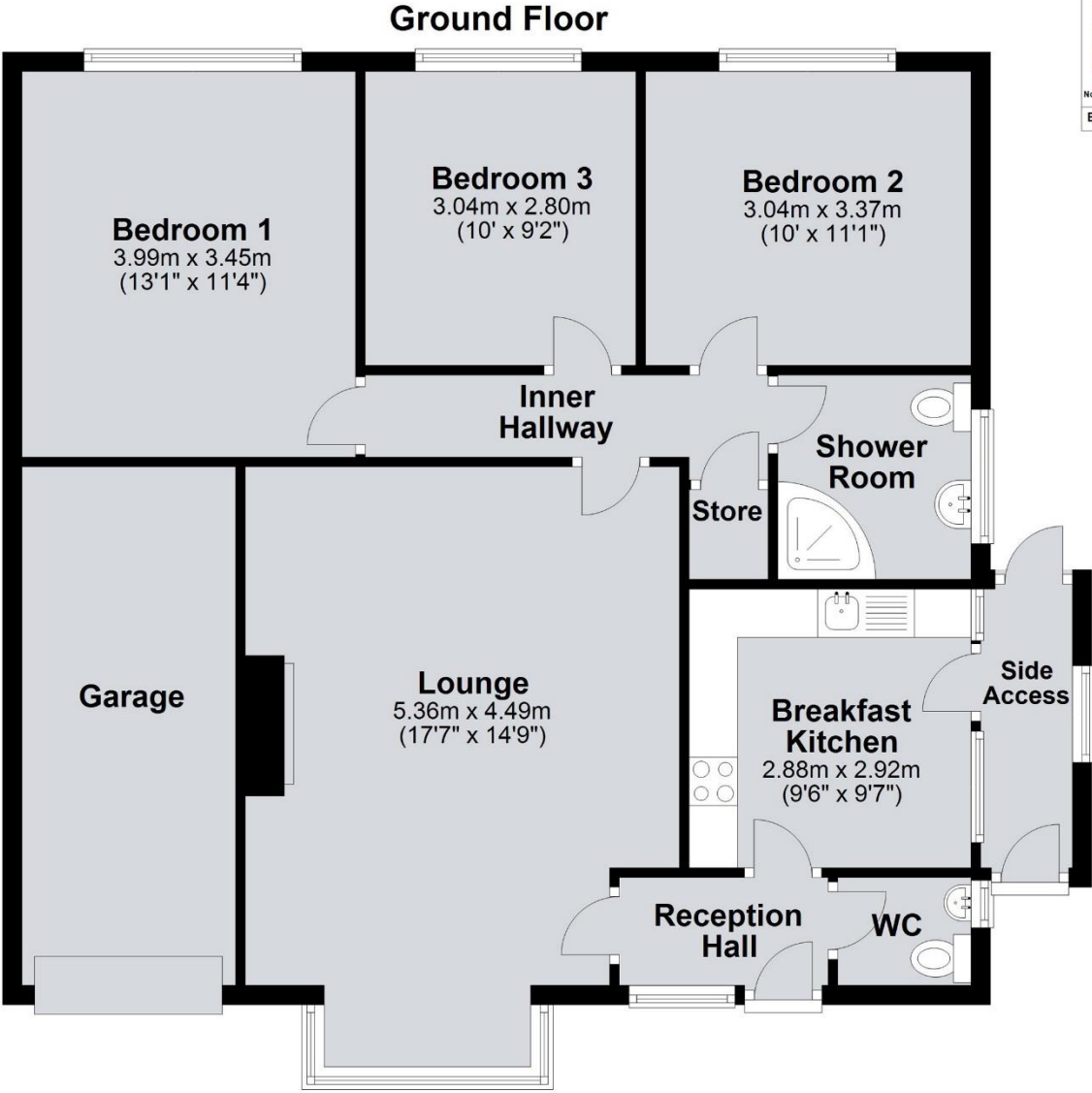
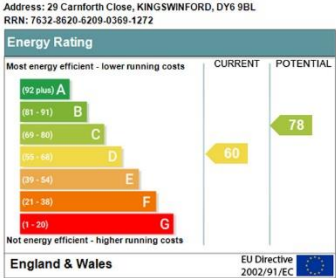
Council Tax Band: E

Tenure: Freehold



FLOOR PLANS

Approximate Gross Internal Floor Area:
 Ground Floor (exc. Garage): 84sq m, 904sq ft
 Garage: 13sq m, 140sq ft





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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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