

PTN Estates

Residential Sales & Lettings



31 Corbett Crescent, , Stourbridge, DY8 4JU

£195,000

Welcome to this charming property located on Corbett Crescent in the picturesque town of Stourbridge. This delightful freehold house boasts a spacious reception room, perfect for entertaining guests or relaxing with your family.

This semi-detached property offers a unique layout with two bedrooms, a ground floor shower room, and a first-floor w.c. The attractive lounge is the ideal spot to unwind after a long day, while the re-fitted breakfast kitchen offers a defined dining space.

Enjoy the beauty of the outdoors in the comfort of your own home with a lovely conservatory that brings the outside in. Stay warm and cosy throughout the year with gas central heating and UPVC double glazing, ensuring your comfort is a top priority.

Step outside to discover a rear garden complete with decking, a storage shed, and a large driveway with double gates, providing ample space for parking.

Council Tax C

Approach

Set back from the road, behind foliage hedging and wooden gates offering added privacy. With a decorative stone driveway for three vehicles and a paved pathway to gated access to the rear garden and a wood and glazed entrance door

Hallway

With UPVC double glazing to the side elevation, ceiling light point and gas central heating

Lounge 4.59 x 3.51

Located to the front elevation with the coal effect log burner style fire being the main focal point. Benefits include UPVC double glazing, ceiling and wall light points and gas central heating. There is a handy built-in storage cupboard and an entrance door leading to the inner lobby.

Lobby Area

With a handy storage cupboard and entrance leading to the kitchen diner

Dining Kitchen 3.97 x 2.73

Located to the rear elevation with distinctive dining area, comprises of white wall and base shaker style units, complimented with tasteful tiled splash back, wood effect rolled edge work top and a stainless steel effect single sink unit with mixer tap. Further enhanced with electric built in oven, ceramic hob and a chimney style extractor hood. Benefits include plumbing for an automatic washing machine, ceiling light point and UPVC double glazing. UPVC patio doors lead into the conservatory.

Conservatory 2.69 x 3.55

This splendid part brick and UPVC double glazed conservatory with French doors to rear garden boasts tasteful tiled flooring and gas central heating

Ground Floor Shower Room 1.49 x 2.70

This modern shower room comprises of a corner cubical which boasts a thermostatic shower with body jets, a stylish vanity unit inset with a wash hand basin and low flush W.C. Benefits include enclosed ceiling light point, ladder style chrome effect heated towel rail UPVC double glazing to the side and rear elevation and tasteful part tiled walls

Landing

With ceiling light point and access hatch to the loft

Bedroom One 3.99 x 3.05

Located to the front elevation with the original black cast iron fire place being the main focal point of this master bedroom. Benefits include UPVC double glazing, gas central heating and ceiling light point. There is a handy storage cupboard

Bedroom Two 2.88 x 2.75

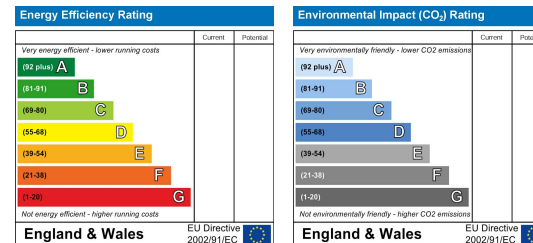
Located to the rear elevation with UPVC double glazing, gas, central heating and ceiling light point. A door leads into the ensuite W.C.

Ensuite WC 0.98 x 2.7

Comprising of a low flush WC and pedestal wash hand basin complimented with tasteful tile splash back and benefiting from ceiling light point and access to eaves offering extra storage

Rear Garden

This fenced rear garden offers a decked patio area with large wooden storage shed and steps leading down to a shaped lawn. An added bonus is the cold water tap and electric sockets.



Accuracy of Brochures

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Services/Disclaimer

Please note that it is not company policy to test any services or appliances offered for sale and these should be verified by the purchasers. These details do not constitute any part of any offer or contract. All measurements and floorplans are approximate and for guidance purposes only. No responsibility is taken for any errors, omissions or misstatements. In addition, no statement in these details is to be relied upon as representations of fact and the purchaser should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained in these details.

Transparency

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