

**Taylors** 









Located in a popular residential area of Stourbridge, this THREE-bedroom semi-detached home on Grange Road offers a fantastic opportunity. The property features a entrance hall, a living room, and a FITTED KITCHEN with ample storage. Upstairs, there are three well-proportioned bedrooms and a house bathroom. Outside, the home benefits from off-road parking, a GARAGE TO THE REAR, and both front and rear MATURE GARDENS offering plenty of outdoor space.

This home presents great potential for modernisation, giving the new owner a chance to add their own personal touch throughout. Conveniently situated close to local amenities, schools, and transport links, this is a great opportunity to create a home to suit your style and needs. Offered for sale with NO UPWARD CHAIN.

Early viewing is highly recommended – contact us today to arrange yours.

Tenure: Freehold. Construction: Standard. Services: All mains. (Boiler not currently in use) Broadband/Mobile coverage: Visit: checker.ofcom.org.uk/engb/broadband-coverage. Council Tax Band B. EPC C.

Entrance Hall - 3.15m x 1.02m (10'4" x 3'4") At widest points

Kitchen - 3.81m x 2.03m (12'6" x 6'8") At widest points

Living Room - 6.91m x 3.76m (22'8" x 12'4") At widest points

Pantry - 1.04m x 0.94m (3'5" x 3'1")

First Floor Landing - 2.57m x 2.29m (8'5" x 7'6") At widest points

Bedroom One - 3.84m x 2.92m (12'7" x 9'7") At widest point

Bedroom Two - 3.35m x 2.92m (11'0" x 9'7") At widest point

Bedroom Three - 2.59m x 2.54m (8'6" x 8'4") At widest points

**Bathroom** - 2.54m x 1.75m (8'4" x 5'9")

Garage



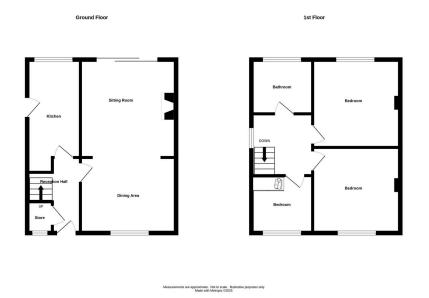


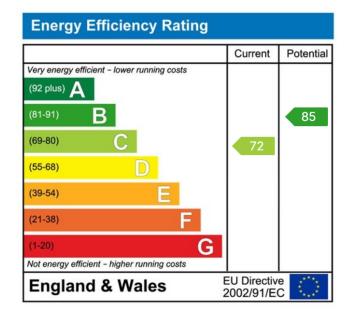


- NO UPWARD CHAIN
- THREE BEDROOMS

GARAGE

- OFF ROAD PARKING
- MATURE REAR GARDEN





MISREPRESENTATION ACT 1967: These particulars do not constitute any part of an offer or a contract. Whilst every care is taken to ensure accuracy, no responsibility for errors or misdescription is accepted. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness of each of the statements in these particulars. The vendor does not make nor give, and neither Taylors nor any person in their employment has any authority to make or give any representation or warranty whatsoever about this property. As the seller's estate agents, we are not surveyors or conveyancing experts, and we cannot comment on the property's condition or issues relating to the title or other legal issues that may affect this property unless we have been made aware of such matters. Interested parties should employ professionals to make such enquiries before making transactional decisions. EPC: can be supplied free of charge. CONSUMER PROTECTION REGULATIONS (2008): These particulars have been prepared with care and approved by the vendors (where possible) but are intended as a guide only, with measurements being approximate and usually the maximum size, which may include alcoves, recesses or otherwise as described, and you must NOT rely on them for any other purposes. The appearance of an item in any photograph does not mean that it forms part of the property or sale price. FIXTURES AND FITTINGS: Only those items specifically mentioned in these sales particulars are included in the sale price. Taylors have NOT tested any apparatus, equipment, fixture or fitting and cannot verify they are in working order or fit for their purpose. PLANNING PERMISSION / BUILDING REGULATIONS: Any reference to the property being extended, altered or converted in any way does not infer that planning permission or building regulations have been granted or applied for, nor do Taylors accept any responsibility for such not having been obtained. FLOOR PLAN: This plan is for illustrative purposes only. The services, systems and appli

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