



Lower Church Lane, Tipton DY4 7PG

welcome to

Lower Church Lane, Tipton

**** NO UPWARD CHAIN ** VIRTUAL VIEWING AVAILABLE ** STUNNING DETACHED ** AMENITIES GALORE ** TIPTON TRAIN STATION ** FOUR BEDROOMS ** EN-SUITE TO MASTER ** GARAGE ** DRIVEWAY FOR TWO CARS ** IMPRESSIVE KITCHEN WITH DINER ** FAMILY LOUNGE WITH FRENCH DOORS TO GARDEN **GROUND FLOOR WC ** UTILITY ****

Entrance Hall

An alarmed residence with double glazed door to front with frosted glass, under stairs cupboard, central heating radiator, stairs leading to first floor accommodation.

Cloakroom

Double glazed window to front with frosted glass, corner wash hand basin, WC, part tiled, central heating radiator and vinyl floor.

Lounge

18' 3" x 10' 6" (5.56m x 3.20m)

Double glazed window to front, double glazed French doors to side leading out to garden, central heating radiator, telephone point, TV point and carpet.

Kitchen

10' 8" x 18' 4" (3.25m x 5.59m)

Fitted kitchen with cream high gloss wall and base units with work surfaces over, three double glazed windows to front and side, one and a half bowl sink with mixer tap, breakfast bar, electric oven, gas hob, plumbing for washing machine, integrated dishwasher, freestanding fridge/freezer, central heating radiator and vinyl floor.

Utility Room

6' 1" x 4' 8" (1.85m x 1.42m)

Double glazed door with privacy glass, sink and drainer with mixer tap, plumbing for washing machine, central heating boiler, work surfaces, central heating radiator and tiling.

Landing

Impressive landing with balconette staircase, double glazed window to rear, loft access, central heating radiator and ceiling spotlights.

Bedroom One

9' 10" x 9' 8" (3.00m x 2.95m)

Double glazed window to front and central heating radiator.

En-Suite

Double glazed window to side, shower cubicle, wash hand basin with mixer tap, WC, extractor fan, part tiled, central heating radiator and ceiling downlight.

Bedroom Two

8' 11" to wardrobe x 9' 10" (2.72m to wardrobe x 3.00m)

Double glazed window to front, built in wardrobes with mirrored sliding doors, central heating radiator and carpet.

Bedroom Three

11' x 8' 3" (3.35m x 2.51m)

Double glazed window to side, airing cupboard, central heating radiator and carpet.

Bedroom Four

8' 6" x 7' 2" (2.59m x 2.18m)

Double glazed window to front, central heating radiator and carpet.

Bathroom

Double glazed window to rear with privacy glass, heated towel rail, bath with shower attachment, wash hand basin with mirror above, WC, extractor fan, part tiled and ceiling spotlights.



**Front**

Having access to rear gate and garage, plenty of kerb appeal, unique front gardens surrounding the property as on a generous corner plot, shrubs and borders, wrought iron fence, hedges and tandem two car space in front of garage.

Rear Garden

Large rear garden, raised flower beds, shrubs, borders, patio, lawn area, pergola, power outlets and outside tap.

Garage

Having up and over doors, power and light.



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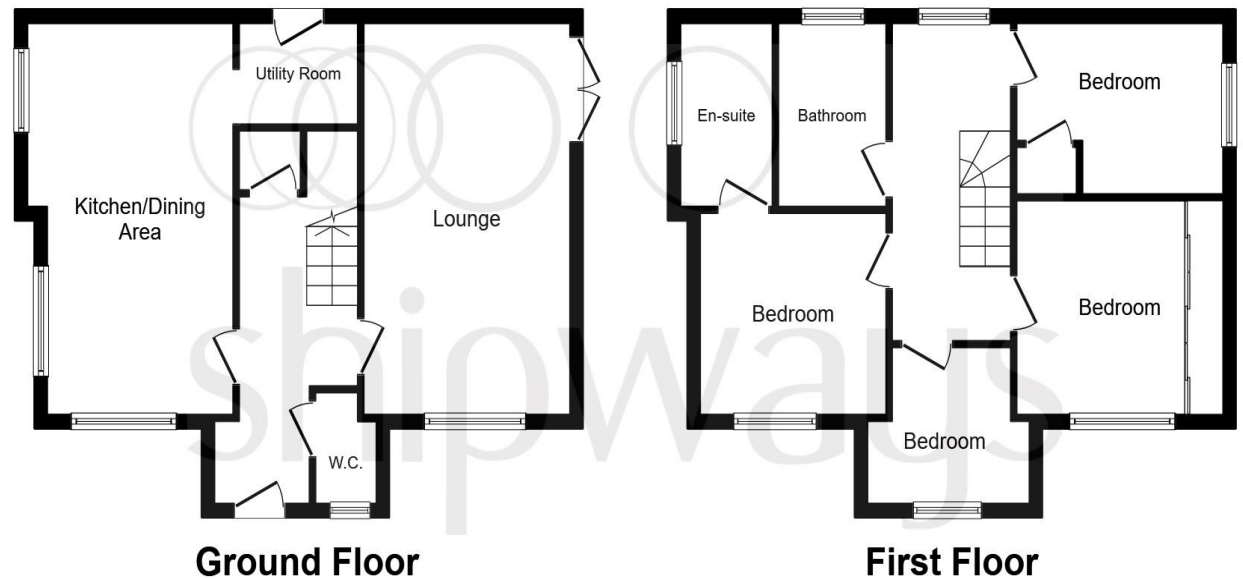
Lower Church Lane, Tipton

- NO UPWARD CHAIN
- DETACHED RESIDENCE
- FOUR BEDROOMS
- LARGE GARDEN
- GARAGE WITH DRIVEWAY

Tenure: Freehold EPC Rating: C

offers over

£300,000



This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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Property Ref:
DLY103084 - 0010

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