



**52 Kings Road,  
DY3 1HP**

**Taylors**

**Offers in the Region of  
£449,950**



**Bedrooms: 4 | Bathrooms: 1 | Receptions: 1**

## **MUST BE VIEWED!**

This beautifully presented four-bedroom detached home offers a perfect blend of comfort, style, and practicality. From the moment you enter, the property provides a warm and welcoming feel, making it ideal for families or those looking to upsize.

### **Porch**

### **Hallway**

**Lounge** - 5.26m x 3.71m (17'3" x 12'2")

**Kitchen Diner** - 6.12m x 3.89m (20'1" x 12'9")

**Guest WC** - 1.75m x 0.86m (5'9" x 2'10")

**First Floor Landing** with storage cupboard.

**Bedroom** - 3.89m x 3.35m (12'9" x 11'0")

**Bedroom** - 3.89m x 2.72m (12'9" x 8'11")

**Bedroom** - 3.35m x 2.97m (11'0" x 9'9")

**Family Bathroom** - 2.21m x 1.78m (7'3" x 5'10")

**Bedroom** - 2.72m x 3.35m (8'11" x 11'0")

### **Outside**

**Private Rear Garden**

**Garage**

**Driveway To Fore**





**Council Tax Band: D**

**Tenure: Freehold**

**Property Type: Detached House**

**Taylors**

- SEDGLEY LOCATION
- CONVENIENT FOR AMENITIES
- DETACHED HOUSE
- STUNNING LOUNGE
- STYLISH MODERN KITCHEN WITH BIFOLD DOORS TO GARDEN
- FOUR BEDROOMS
- FAMILY BATHROOM
- PRIVATE REAR GARDEN
- EPC - D
- COUNCIL TAX - D

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