

126, Cotwall End Road, Sedgley, Dudley, West Midlands, DY3 3YG

Offers In Region Of £419,950

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- FANTASTIC SEDGLEY-SEMI-RURAL LOCATION
- STUNNING LOUNGE-DINER
- UTILITY ROOM
- OUTSTANDING MODERN FAMILY BATHROOM
- SPACIOUS DRIVEWAY WITH GARDEN TO FORE & GARAGE
- DETACHED - THREE DOUBLE BEDROOMS
- ATTRACTIVE MODERN FITTED KITCHEN
- GROUND FLOOR SHOWER ROOM & GUEST W/C
- IMMACULATELY PRESENTED REAR GARDEN
- GAS CENTRAL HEATING & UPVC DOUBLE GLAZING



STUNNING 3 BEDROOM DETACHED RESIDENCE ON COTWALL END ROAD – A Sought-After Address

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Nestled in the heart of Cotwall End Road, one of the area's most desirable and prestigious locations, this beautifully presented three-bedroom detached residence offers spacious and versatile living, ideal for families or those seeking a stylish and comfortable home.

Ground Floor Highlights:

A welcoming entrance porch opens into an imposing reception hallway with a convenient cloaks cupboard.

The attractive lounge diner (20'5" x 12'8") is perfect for entertaining, with ample space for both relaxing and dining.

A stylish modern fitted kitchen (12'5" x 10'4" max) boasts a range of integrated appliances and contemporary finishes.

A rear hallway/utility room (15'4" x 5') provides additional storage and functionality.

A versatile living room/bedroom 3 (12'2" max x 12', not square) offers flexible use as a guest room, office, or snug.

A ground floor shower room (8' x 4'5" max) and a separate WC (6' x 3'9") add convenience for guests and residents alike.

First Floor Features:

A spacious landing with a large walk-in storage cupboard complete with lighting.

Bedroom 1 (15'7" max x 9'9") and Bedroom 2 (10'5" x 9'1") are both generously sized and well-appointed.

The stunning family bathroom (10'10" x 8'3") is beautifully finished with modern fittings.

External Features:

A garage (16'5" x 8' max) provides secure parking or additional storage.

The impressive, well-established rear garden offers a tranquil retreat with mature planting and plenty of space for outdoor living.

A covered side passage, currently used as storage, adds further practicality.

A driveway provides ample off-road parking and is complemented by a neatly maintained front garden.

This exceptional home combines space, style, and location, making it a rare opportunity in one of the most sought-after areas. Early viewing is highly recommended to fully appreciate all that this property has to offer.

EPC - E. Council Tax - E. Tenure – Freehold.

Construction: Brick with a pitched interlocking tile roof. All mains services are connected.

Broadband/Mobile coverage: checker.ofcom.org.uk/en-gb/broadbandcoverage/

www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker.

Flood Risk 0.1%- 1.0% - chance per annum.

SEDGLEY BRANCH