



8 Oak Park Road,
Wordsley, DY8 5YL

Taylor's

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WELL MAINTAINED & DECEPTIVELY SPACIOUS, SEMI-DETTACHED RESIDENCE

- ROOM DIMENSIONS
 - GROUND FLOOR
 - Reception Hall
 - Bay Fronted Sitting Room - 14' 4" x 12' 5" (4.37m x 3.78m)
 - Spacious Kitchen - 12' 6" x 12' 3" (3.81m x 3.73m)
 - Conservatory / Rear Veranda - 9' 2" x 4' 8" (2.79m x 1.42m)
- FIRST FLOOR
 - Landing
 - Bedroom 1 - 12' 5" x 12' 1" (3.78m x 3.68m)
 - Bedroom 2 - 12' 5" x 9' 5" (3.78m x 2.87m)
- House Bathroom - 7' 3" x 5' 6" (2.21m x 1.68m)
 - OUTSIDE
 - Driveway
 - Lovely Rear Garden
- ALL MEASUREMENTS TAKEN AT WIDEST AVAILABLE POINTS

These particulars are intended only as a guide and must not be relied upon as statement of fact. POTENTIAL BUYERS WOULD ALSO LIKE TO BE REMINDED THAT ALL MEASUREMENTS ARE TAKEN AT THE WIDEST AVAILABLE POINTS. Your attention is drawn to the important notices and disclaimers on the last page of these particulars.



This WELL MAINTAINED & DECEPTIVELY SPACIOUS, TWO BEDROOM, SEMI-DE-TACHED RESIDENCE is PLEASANTLY situated within this SOUGHT AFTER RESIDENTIAL LOCATION, which is CENTRALLY LOCATED to BRIERLEY HILL, STOURBRIDGE & KINGSWINFORD TOWN CENTRES and furthermore is for sale with NO UPWARD CHAIN. This WELL PROPORTIONED & MOST APPEALING PROPERTY is ideally suited for YOUNG FAMILIES or FIRST TIME BUYERS and together having an EXTENSIVE range of AMENITIES, SCHOOLING & TRANSPORT LINKS close by, in brief comprises: Side Reception Hall, Bay Fronted Sitting Room, Spacious Kitchen, Conservatory / Rear Veranda, Landing, Two Large First Floor Bedrooms & House Bathroom. Furthermore with Tarmac Driveway which provides OFF ROAD PARKING, Lovely / Lengthy Rear Garden, Double Glazing & Gas Central Heating. Tenure: Freehold. EPC: D. Council Tax Band: B. All main services connected. Construction: Brick. Broadband / Mobile Coverage: According to Ofcom (the office of communications), standard & ultrafast broadband is available at this property.

BHS10030

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 himself 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 in relation to this property.





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