



3 Westacre Drive,
Quarry Bank, DY5 2EE

Taylor's

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*DECEPTIVELY SPACIOUS & VERY
WELL PROPORTIONED, MOST AP-
PEALING, DETACHED RESIDENCE*

- ROOM DIMENSIONS
- GROUND FLOOR
 - Reception Hall
 - Guests Cloakroom
- Spacious Sitting Room - 16' 0" x 11' 2" (4.87m x 3.40m)
 - Kitchen - 13' 3" x 7' 9" (4.04m x 2.36m)
 - (measured at widest available points)
- Dining Room - 9' 9" x 7' 8" (2.97m x 2.34m)
 - FIRST FLOOR
 - Landing
- Bedroom 1 - 14' 10" x 10' 1" (4.52m x 3.07m)
 - (measured at widest available points)
- Bedroom 2 - 11' 9" x 8' 7" (3.58m x 2.61m)
 - (measured at widest available points)
- Bedroom 3 - 11' 8" x 7' 2" (3.55m x 2.18m)
- Modern Shower Room - 8' 2" x 5' 5" (2.49m x 1.65m)
 - (measured at widest available points)
- OUTSIDE
 - Lawned Fore Garden
 - Driveway
 - Garage
 - Wonderful Rear Garden
- POTENTIAL BUYERS ARE REMINDED THAT ALL MEASUREMENTS ARE TAKEN AT THERE WIDEST AVAILABLE POINTS

These particulars are intended only as a guide and must no 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.

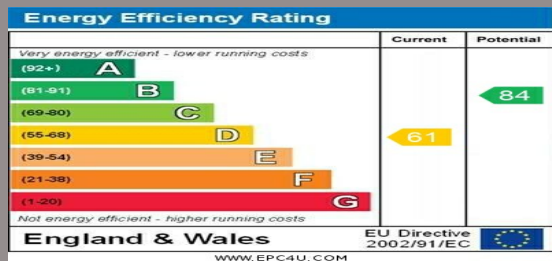


This DECEPTIVELY SPACIOUS & VERY WELL PROPORTIONED, MOST APPEALING, THREE BEDROOM, DETACHED RESIDENCE is wonderfully situated within this EXCLUSIVE & POPULAR CUL-DE-SAC, which has a FANTASTIC ARRAY of POPULAR SCHOOLING & Local Amenities such as Merry Hill Shopping Complex, Quarry Bank High Street and Cradley Heath Train Station close by, and furthermore encompasses a VERY WELL ARRANGED LAYOUT of accommodation, of which which is IDEALLY SUITED for GROWING FAMILIES or the more discerning first time buyers. An early viewing is ADVISED if to APPRECIATE this WELL MAINTAINED FAMILY HOME which in brief comprises: Side Reception Hall, Guests Cloakroom / W.C, Spacious Sitting Room, Separate Dining Room, Fitted Kitchen, Landing, Three Well Proportioned First Floor Bedrooms (Master with Lovely Range of Fitted Wardrobes) & Modern House Shower Room. Furthermore with Lengthy DRIVEWAY which provides ample OFF ROAD PARKING, GARAGE, Wonderful / Secluded Rear Garden, Double Glazing & Gas Central Heating. NO UPWARD CHAIN! Tenure: Freehold. EPC: D. Council Tax Band: C. All main services connected. Broadband / Mobile Coverage: According to Ofcom (the office of communications), standard, superfast & ultrafast broadband is available at this property. Construction: We believe the property is of a standard construction type (this must be checked by any potential buyers conveyancing solicitor / surveyor). BHS10147

MISREPRESENTATION ACT 1967

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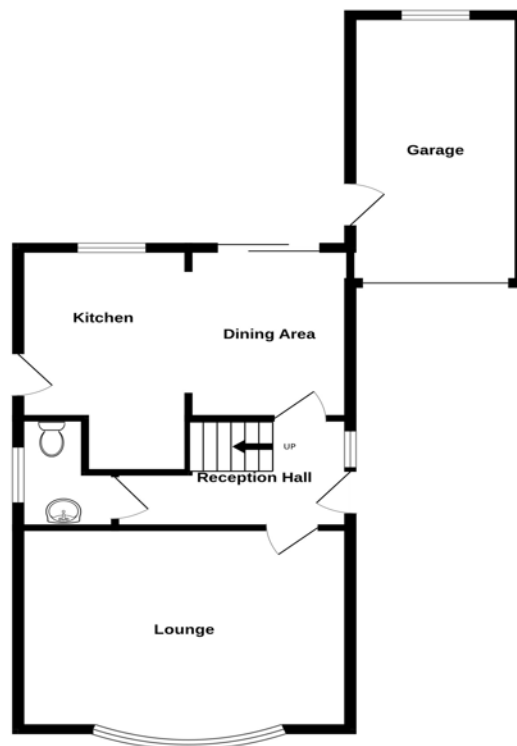
HALESOWEN

STOURBRIDGE

BRIERLEY HILL

SEDGLEY

Ground Floor



1st Floor



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix ©2024

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