



102 St. Peters Road,
Netherton, DY2 9HG

Taylors

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IMPOSING & INDIVIDUAL, SUBSTANTIALLY EXTENDED & TREMENDOUSLY SPACIOUS, DETACHED RESIDENCE

- ROOM DIMENSIONS
- GROUND FLOOR
 - Reception Hall
 - Reception Room 1 - 14' 2" x 11' 9" (4.31m x 3.58m)
 - Reception Room 2 - 17' 8" x 10' 8" (5.38m x 3.25m)
 - Breakfast Kitchen - 14' 0" x 12' 1" (4.26m x 3.68m)
 - Rear Hall
 - Shower Room - 8' 1" x 8' 0" (2.46m x 2.44m)
 - FIRST FLOOR
 - Landing
 - Bedroom 1 - 14' 0" x 10' 8" (4.26m x 3.25m)
 - Bedroom 2 - 11' 10" x 10' 8" (3.60m x 3.25m)
 - Bedroom 3 - 14' 0" x 8' 0" (4.26m x 2.44m)
 - Bedroom 4 - 12' 10" x 8' 0" (3.91m x 2.44m)
 - Bedroom 5 - 8' 0" x 7' 8" (2.44m x 2.34m)
 - Bathroom - 8' 1" x 7' 8" (2.46m x 2.34m)
 - Versatile Loft Space - 19' 3" x 13' 4" (5.86m x 4.06m)
 - OUTSIDE
 - Driveway
 - Garage - 17' 8" x 8' 0" (5.38m x 2.44m)
 - 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.

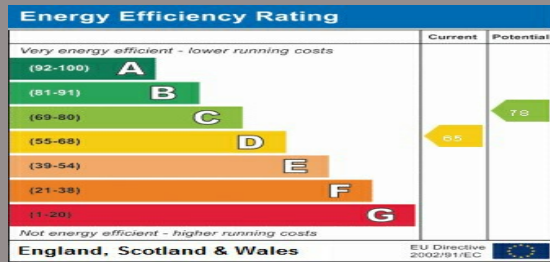


Beautifully situated within this PRESTIGIOUS & SOUGHT AFTER residential location, is this IMPOSING & INDIVIDUAL, SUBSTANTIAL- LY EXTENDED & TREMENDOUSLY SPA- CIOUS, FIVE BEDROOM, DETACHED RESIDENCE which combined with being PER- FECTLY SUITED for FAMILIES seeking a WELL MAINTAINED & EXTREMELY LARGE FOREVER HOME, has an EXTENSIVE RANGE of POPULAR SCHOOLING & ameni- ties close by, along with having BUMBLE HOLE NATURE RESERVE within walking distance. This WONDERFULLY ENLARGED & SUPERBLY PROPORTIONED PROPERTY must be viewed at the earliest opportunity if to be fully appreciated and in brief comprises: Impressive Reception Hall, Bay Fronted Sitting Room, Extended Dining Room, Spacious & Well Fitted Kitchen, Rear Lobby, Ground Floor Shower Room, Landing, Five Good Sized First Floor Bedrooms & Four Piece Suite Bathroom. Furthermore with Large Driveway which provides OFF ROAD PARKING for numerous ve- hicles, Good Sized Garage, Established Rear Garden with INTIAL PATIO AREA for alfres- co dining, Versatile Loft Space with a variety of potential uses & Gas Central Heating. EPC: D/ Council Tax Band: D.
BHS9726

MISREPRESENTATION ACT 1967

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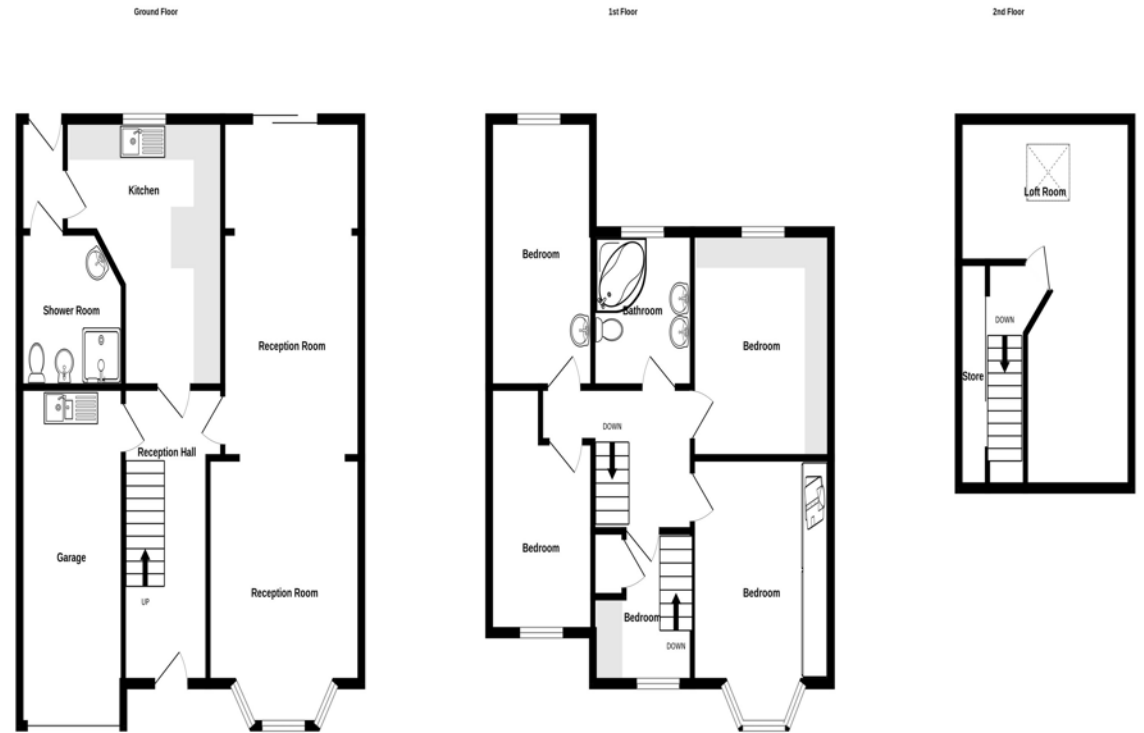
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