



2 Bickon Drive,
Quarry Bank, DY5 2JF

Taylor's

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BEAUTIFULLY PRESENTED & EXPENSIVELY APPOINTED, THOUGHTFULLY ENLARGED, THREE BEDROOM, MODERN STYLE, MID-TOWNHOUSE

- ROOM DIMENSIONS
 - GROUND FLOOR
 - Reception Hall
 - Guests Cloakroom/W.C
 - Stunning Well Fitted Kitchen - 11' 0" x 7' 7" (3.35m x 2.31m)
 - Spacious Sitting Room - 15' 8" x 14' 9" (4.77m x 4.49m)
 - Conservatory - 9' 2" x 8' 3" (2.79m x 2.51m)
 - FIRST FLOOR
 - Landing
 - Bedroom 3 - 14' 10" x 11' 7" (4.52m x 3.53m)
 - Bedroom 2 - 14' 5" x 8' 3" (4.39m x 2.51m)
 - Modern House Bathroom - 10' 4" x 6' 5" (3.15m x 1.95m)
 - TOP / SECOND FLOOR
 - Master Bedroom - 19' 10" x 11' 5" (6.04m x 3.48m)
 - En-Suite Shower Room - 7' 2" x 5' 5" (2.18m x 1.65m)
 - OUTSIDE
 - Allocated Off Road Parking
 - Beautiful & Low Maintenance Rear Garden
- 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.

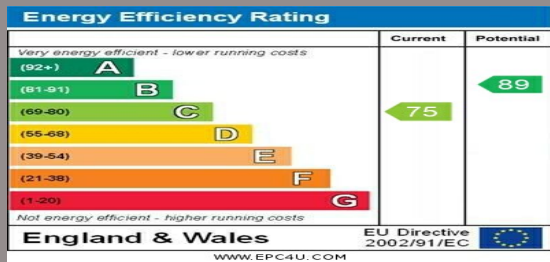
Wonderfully situated within this extremely SOUGHT AFTER & ADMIRER DEVELOPMENT, is this BEAUTIFULLY PRESENTED & EXPENSIVELY APPOINTED, THOUGHTFULLY ENLARGED, THREE BEDROOM, MODERN STYLE, MID-TOWNHOUSE which affords a SUPERBLY PROPORTIONED & REMARKABLY SPACIOUS, DOUBLE GLAZED & GAS CENTRALLY HEATED LAYOUT which has been thoughtfully designed over THREE SPACIOUS FLOORS. This STUNNING & IMMACULATELY MAINTAINED property would ideal suit GROWING FAMILIES or the more DISCERNING FIRST TIME BUYERS and together with having STEVENS PARK, Merry Hill Shopping Complex & Cradley Heath Train Station within close proximity, in brief comprises: Attractive Reception Hall, Guests Cloakroom / W.C, STUNNING RE-FITTED KITCHEN with Integrated Appliances, Stylish Sitting Room, Delightful Conservatory, First Floor Landing, Two Well Proportioned First Floor Bedrooms, Luxury Re-Appointed House Bathroom & SPACIOUS TOP FLOOR MASTER BEDROOM with Modern En-suite Shower Room. Furthermore with ALLOCATED OFF ROAD PARKING for TWO VEHICLES & Splendid Re-Landscaped Garden with PORCELAIN TILED patio area for alfresco dining. Tenure: Freehold. EPC: C. 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). According to gov.uk, there is a low-very low risk of yearly flooding.

BHS10235

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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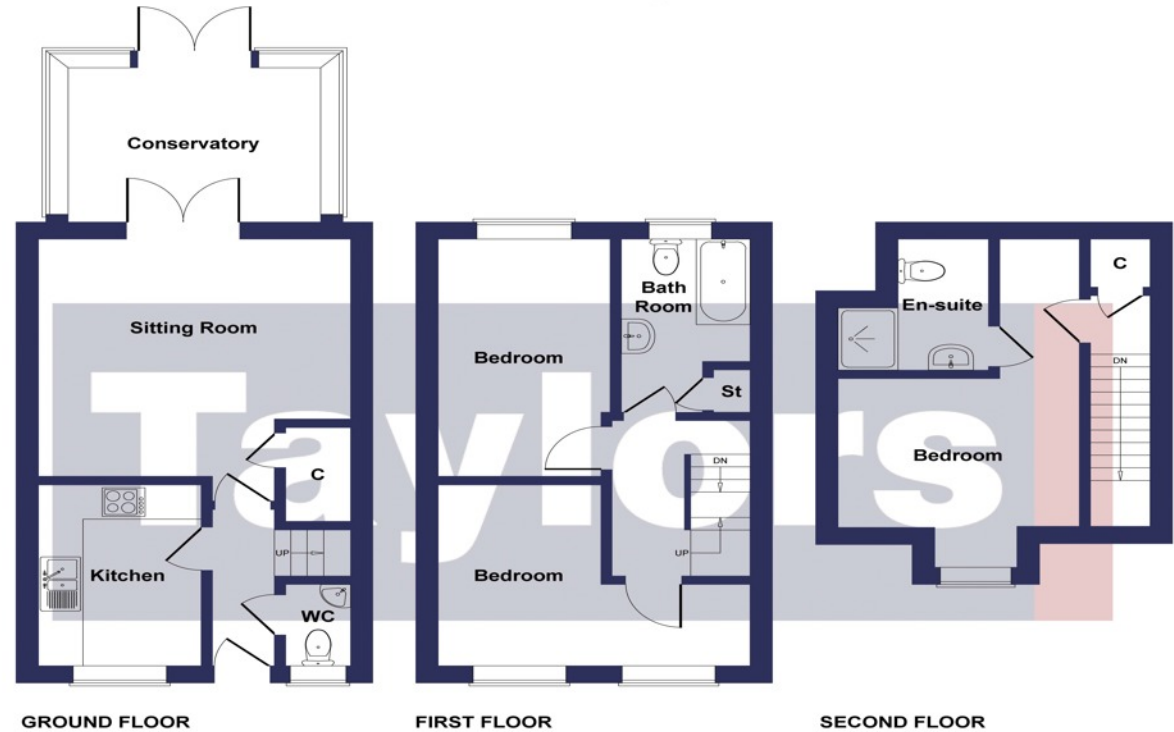
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