

## Manson Drive, Cradley Heath, B64 6SD

Offers In Region Of £400,000

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- Stunning four-bedroom detached home
- Spacious through lounge
- Modern fitted kitchen
- Bright and stylish family bathroom
- Sought-After Location

- Beautiful kerb appeal
- Separate dining area
- Four generous double bedrooms
- Landscaped rear garden

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KTCHEN 165" × 109" 5.05m × 3.28m UTILITY ROOM 107" × 500 3.22m + 15m GARAGE 1911" × 107" 4.24m × 3.22m ENTRANCE HALL RECEPTION ROOM 210" × 1410" 6.39m × 4.53m

GROUND FLOOR 961 sq.ft. (89.3 sq.m.) approx

> BEDROOM 3 80° × 80° 2.44m × 2.44m BEDROOM 2 11'3° × 200° 3.43m × 3.28m BATHROOM 2 11'3° × 200° 3.43m × 3.28m BATHROOM 4 122° × 11'3° 3.70m × 3.43m BEDROOM 1 122° × 11'3° 3.70m × 3.43m

1ST FLOOR 515 sq.ft. (47.8 sq.m.) approx.



This beautifully presented four-bedroom detached residence is a true standout, boasting kerb appeal and an enviable position on a popular canal-side development. Offering spacious and stylish family accommodation, this home is perfectly located close to a range of amenities, including Old Hill Railway Station, several well-regarded primary and secondary schools, and just a short drive to Merry Hill Shopping Centre.



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