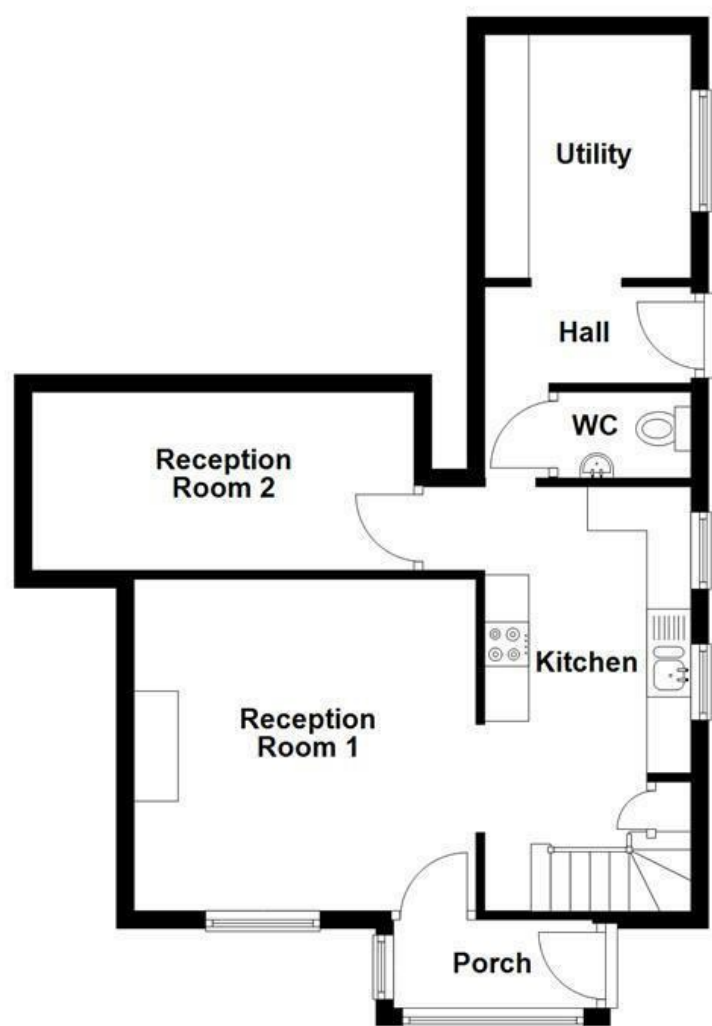


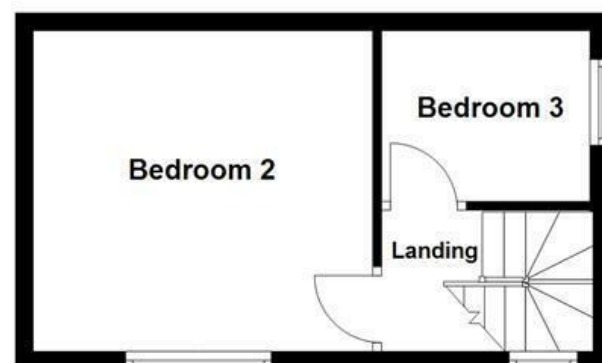
Ground Floor



First Floor



Second Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			80
(69-80) C			
(55-68) D		53	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Silver Street, Hurst Green, BB7 9QE

£325,000

ENVIABLE 1800's COTTAGE TRULY NOT TO BE MISSED

Nestled in the heart of Silver Street, Hurst Green, this three-bedroom cottage is a true gem waiting to be discovered. Dating back to 1820, this end terrace house exudes historical charm and character at every turn.

As you step inside, you'll be greeted by a warm and inviting atmosphere, with two reception rooms providing ample space for entertaining or simply relaxing with loved ones. The integration of wooden beams from decommissioned ships adds a unique touch, telling a story of the home's rich past.

Upstairs, three cosy bedrooms and a bathroom offer comfort and privacy, perfect for a growing family or those who love to host guests.

One of the standout features of this property is its sun-soaked garden, a true haven for those who appreciate the outdoors. Imagine spending lazy afternoons basking in the sun or hosting summer barbecues in this private outdoor sanctuary.

Located in a picturesque and family-friendly area, this cottage provides a peaceful retreat from the hustle and bustle of everyday life. The idyllic surroundings make it a perfect choice for families looking for something truly special.

Silver Street, Hurst Green, BB7 9QE

£325,000



- Exceptional End Terrace Cottage
- Presented to Highest Standard Throughout
- On Street Parking
- EPC Rating E
- Three Bedrooms
- Sought After Location
- Tenure Freehold
- Four Piece Bathroom Suite
- Envious Secluded Garden Space
- Council Tax Band C

Ground Floor

Entrance

Hard wood stable door to porch.

Porch

7'5 x 3'4 (2.26m x 1.02m)

Two UPVC double glazed windows, exposed stone wall and wooden bespoke door to reception room one.

Reception Room One

12'9 x 12'4 (3.89m x 3.76m)

UPVC double glazed window, upright central heating radiator, smoke alarm, exposed beams, exposed stone walls, feature wall light, television point, multi fuel burner, with stone mantel and surround, open access to kitchen and reception room two.

Reception Room Two

14'3 x 6'8 (4.34m x 2.03m)

Central heating radiator, exposed beams, three feature wall lights and wooden bespoke door to kitchen.

Kitchen

15'1 x 8'8 (4.60m x 2.64m)

Two UPVC double glazed windows, exposed stone wall, central heating radiator, smoke alarm, spotlights, range of white wall and base units, granite effect worktops, under unit lighting, composite one and a half sink and drainer with mixer tap, oven and microwave in a high rise unit, four ring electric hob with tiled splashback and extractor hood, space for fridge freezer, space for dishwasher, hard wood floor, door to under stairs storage, open access to hall and stairs to first floor.

Hall

8'4 x 7' (2.54m x 2.13m)

Spotlights, exposed beam, tiled floor, door to WC, open access to utility and hard wood stable door to rear.

WC

4'8 x 3' (1.42m x 0.91m)

Hard wood single pane frosted window, dual flush WC, vanity top wash basin with mixer tap, spotlights, illuminated mirror, part wood panelled elevation and tiled floor.

Utility

9'1 x 8'4 (2.77m x 2.54m)

UPVC double glazed window, spotlights, two built in exposed wooden beams, base units with hard wood work top, plumbed for washing machine, space for dryer, space for freezer and tiled floor.

First Floor

Landing

5'2 x 2'10 (1.57m x 0.86m)

UPVC double glazed window on stair return, smoke alarm, door to bathroom, door to bedroom one and stairs to second floor.

Bedroom One

12'6 x 12' (3.81m x 3.66m)

UPVC double glazed window, central heating radiator, two feature wall lights, open fire place and storage.

Bathroom

7'4 x 6'5 (2.24m x 1.96m)

UPVC double glazed frosted window, upright central heating towel rail, dual flush WC, vanity top wash basin with mixer tap, tiled panelled bath with mixer tap, walk in electric feed shower, tiled elevation, illuminated mirror, spotlights and tiled floor.

Second Floor

Landing

5'2 x 2'9 (1.57m x 0.84m)

UPVC double glazed window, smoke alarm, exposed beams doors to bedroom two and three.

Bedroom Two

12'6 x 12' (3.81m x 3.66m)

UPVC double glazed window, exposed wooden beam and exposed stone wall.

Bedroom Three

8'9 x 6'6 (2.67m x 1.98m)

UPVC double glazed window, central heating radiator, loft access and exposed beams.

External

Rear

Paving and stone chippings.

Front

Separate garden area with laid to lawn, vegetable patch, raised beds, mature shrubs, stone paved patio seating area, stone shed with power and greenhouse.



Tel: 01200422824

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