



Taylor's

Higgs Field Crescent, CRADLEY HEATH

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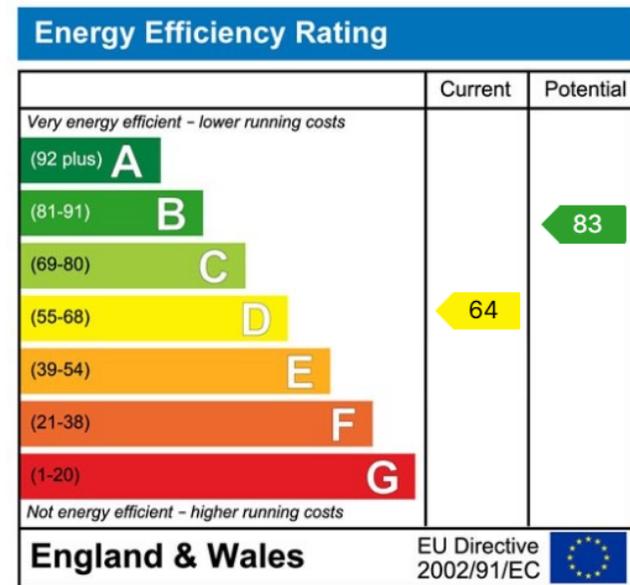
- Well proportioned link detached bungalow
- Cul de sac location
- Two double bedrooms
- Ensuite shower room
- Good size living room
- Double glazed conservatory
- Drive and garage
- Attractive laid out garden
- Tiled bathroom with shower
- Fitted kitchen with oven and hob



A lovely LINK DETACHED BUNGALOW just into a small cul de sac. REQUIRING INTERNAL INSPECTION. Well proportioned and having PVC double glazing and gas central heating - Hall, Double Cloaks Cupboard, Good Size Living Room with space for table, Double Glazed Conservatory with glass roof, fitted Kitchen with oven and hob, TWO DOUBLE BEDROOMS [bedroom one with ENSUITE SHOWER ROOM, Bathroom with shower, Garage, MOST ATTRACTIVE LAID OUT GARDEN. All main services connected. Tenure Freehold. Council tax band D, EPC - D. Broadband/mobile coverage:<https://checker.ofcom.org.uk/en-gb/broadband-coverage>. Construction , walls brick, tiled roof. Long term flood risk: surface water very low. rivers very low

Canopy Entrance, Attractive Hall With PVC double glazed entrance door and DOUBLE WIDTH CLOAKSTORE with internal shelving, **Lovely Living Room** - 5.38m x 3.56m (17'8" x 11'8") With space for table and double glazed sliding doors to the Conservatory. Attractive fireplace with living flame electric fire, **Double Glazed Conservatory** - 3.1m x 2.64m (10'2"max x 8'8") Having glass roof, tiled floor. PVC double glazed double doors and windows to the garden, fitted blinds, **Attractive Fitted kitchen** - 3.33m x 2.36m (10'11"max x 7'9") Having integral double oven and grill, hob, inset sink and drainer, range of floor cupboards and matching wall cupboards, recesses for dishwasher, fridge and freezer, **Bedroom One** - 3.71m x 3.2m (12'2" x 10'6"), **Ensuite Shower Room** - 2.13m x 1.14m (7'0" x 3'9") Having shower cubicle, WC and handbasin, tiling to walls and tiled floor, **Bedroom Two** - 4.39m x 2.77m (14'5"max x 9'1") Having double glazed front bow window, attractive range of fitted wardrobes and cupboards, **Bathroom** - 2.36m x 1.98m (7'9" x 6'6") Having tiling to walls, panel bath with shower above, handbasin and WC, tiled floor, **Garage** - 5.21m x 2.44m (17'1" x 8'0") With plumbing for washer, power, lighting, central heating boiler and double glazed door and window to the garden, **Lovely Laid Out Rear Garden** Having pleasant patios with sitting areas, side entrance with gate, shaled gardens and borders, pergola entrance to further sitting area.





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