

HUNTERS®

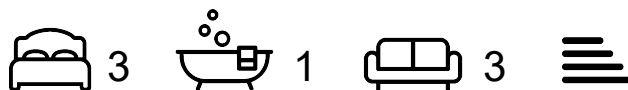
HERE TO GET *you* THERE



Foxlands Drive,

Dudley, DY3 2HZ

£375,000



A home that gives you options from day one – and room to grow for years to come. This fantastic detached property on Foxlands Drive offers a versatile layout, three first-floor bedrooms and an excellent opportunity to create a fourth bedroom on the ground floor, making it a brilliant choice for growing families, those needing a home office or anyone looking for flexible multi-generational living.

The ground floor provides an impressive amount of living space. A welcoming hallway leads to a spacious living room, while the separate dining room creates a dedicated setting for family meals and entertaining. The fitted kitchen offers excellent proportions and a range of integral appliances including a dishwasher, full-height larder fridge, undercounter freezer and washing machine.

A real highlight is the substantial additional room currently arranged as a study/Bedroom Four. Its generous proportions offer fantastic flexibility, whether used as a permanent fourth bedroom, second sitting room, playroom or home office. A downstairs WC completes the ground floor.

Upstairs, there are two double bedrooms and a third bedroom benefiting from a fitted wardrobe. The family bathroom includes a shower over the bath, while the landing benefits from a window providing natural light and



Kitchen 16' 9" x 9' 8" (5.10m x 2.95m)
The kitchen offers a practical and well-planned space with an excellent range of cabinetry and generous work surfaces, extending to create a useful breakfast bar. A range of integral appliances includes a dishwasher, full-height larder fridge, undercounter freezer and washing machine, providing excellent functionality for everyday family life. A window above the sink provides pleasant views across the garden, while direct access outside and plenty of natural light enhance the room. Tiled flooring and attractive splashbacks complete this functional space, ideal for everyday cooking and informal dining.

Living Room 15' 5" x 13' 0" (4.70m x 3.96m)
A welcoming living room offering a comfortable and inviting space for relaxing or entertaining. A central fireplace creates an attractive focal point, while a large window allows plenty of natural light to fill the room. The room enjoys a seamless connection with the dining area through an open archway, enhancing the flow of the living accommodation.

Dining Area 10' 11" x 7' 9" (3.32m x 2.36m)
The dining room provides a bright and practical setting for both everyday family meals and entertaining. Generous natural light enhances the space, while direct access to the rear garden creates an excellent connection between the indoor and outdoor areas. The well-proportioned layout allows plenty of flexibility for dining and family life.

Hall
A welcoming hallway creates a pleasant first impression on entering the home, providing access to the ground-floor accommodation with stairs rising to the first-floor landing. The space is bright, practical and well presented, creating a natural flow through the property.

Landing
The first-floor landing provides a bright and welcoming central space, connecting the bedrooms and family bathroom. A window allows plenty of natural light to flow through, creating a pleasant and airy feel, while an airing cupboard provides ample storage and houses the brand-new fitted central heating boiler.

Bedroom 1 12' 4" x 8' 8" (3.75m x 2.64m)
Bedroom 1 is a generous double room benefiting from a large window overlooking the garden, allowing plenty of natural light to fill the space. Built-in wardrobes provide excellent storage, while the well-proportioned layout creates a comfortable and relaxing main bedroom.

Bedroom 2 11' 3" x 8' 9" (3.43m x 2.67m)
Bedroom 2 is a well-proportioned bedroom with a large window allowing plenty of natural light into the room. Offering ample space for bedroom furniture, it provides a comfortable and versatile setting, ideal as a double bedroom or guest room.

Bedroom 3 7' 10" x 7' 3" (2.40m x 2.20m)
Bedroom 3 is a comfortable and inviting room, with natural light creating a pleasant atmosphere. Offering a versatile layout with ample room for bedroom furniture, the room also benefits from fitted wardrobes providing useful built-in storage. Perfect for a child or as a comfortable guest bedroom, it is a practical and adaptable addition to the home.

Study/Bedroom 4 16' 6" x 7' 3" (5.03m x 2.21m)
The study/Bedroom 4 is a versatile ground-floor room offering excellent flexibility to suit a variety of needs. Ideal as a dedicated home office, additional bedroom or hobby room, the space benefits from natural light and provides a valuable addition to the living accommodation.

Bathroom 7' 3" x 6' 3" (2.21m x 1.91m)
The bathroom is fitted with a white three-piece suite including a bath with a tiled surround, a pedestal sink, and a toilet. The walls are tiled halfway with neutral tiles, complementing the dark floor tiles. A frosted window allows light in while maintaining privacy.

Rear Garden
The rear garden features an attractive lawn bordered by mature trees and shrubs, with a patio area for outdoor seating. The garden is enclosed by fencing, offering privacy and a pleasant space for relaxation or entertaining.

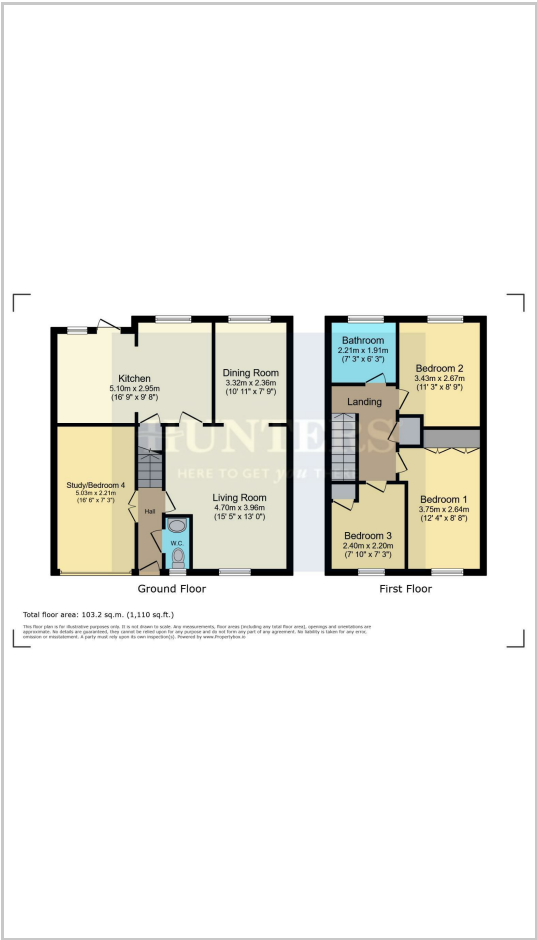
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Area Map



Floor Plans



Energy Efficiency Graph

