



Taylors

WORDSLEY, 104 Marshall Crescent

£225,000

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The EXPENSIVELY APPOINTED layout is TASTEFULLY PRESENTED throughout, includes GAS CENTRAL HEATING , UPVC DOUBLE GLAZING and comprises: reception hall with ground floor WC off, large rear lounge with dining area and french style doors to the rear garden patio. The LUXURY FITTED KITCHEN includes 'quartz' work tops, integrated hob, Siemens oven and Siemens dishwasher. To the first floor are TWO DOUBLE BEDROOMS (bedroom 2 includes fitted mirror fronted wardrobes) and a luxury fitted bathroom.

The front DRIVEWAY provides off road parking for two cars and there is rear access to the landscaped garden. The garden comprises of an initial paved patio with pathway leading off, alongside the lawn to a further patio area with gated rear access.

Tenure: FREEHOLD. Construction: brick with a pitched tiled and flat roof. Services: All mains services are connected. Broadband/Mobile coverage: Visit: checker.ofcom.org.uk/en-gb/broadband-coverage. Flood Risk Assessment: Very Low. Council Tax Band B. EPC C. KINGSWINFORD OFFICE.

Reception Hall - 4.6m x 0.91m (15'1" x 3'0")

WC -

Lounge Diner - 3.99m x 3.48m (13'1" x 11'5")

Kitchen - 3.48m x 2.03m (11'5" x 6'8")

Bedroom 1 - 4.01m x 2.39m (13'2" x 7'10")

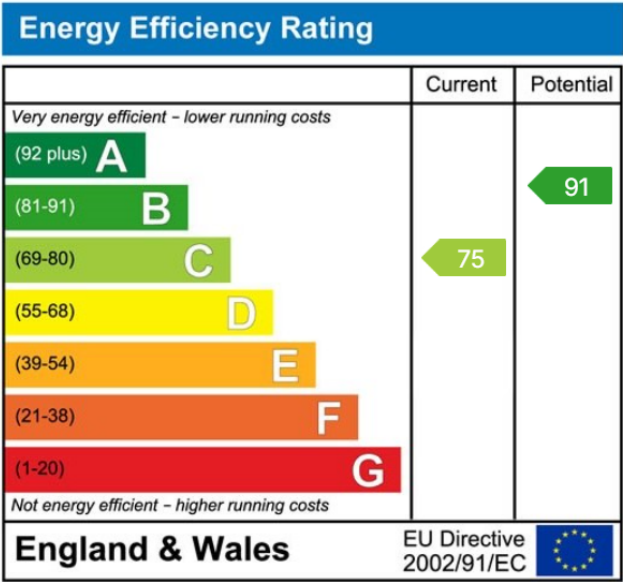
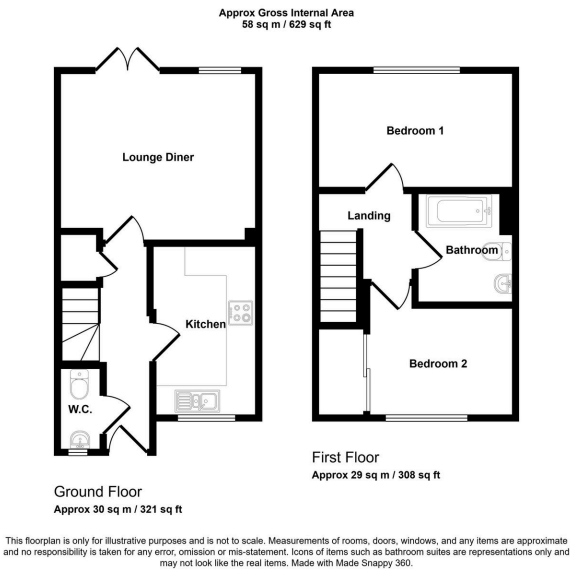
Bedroom 2 - 2.97m x 2.29m (9'9" x 7'6")

Bathroom - 2.18m x 1.65m (7'2" x 5'5")





- 360 TOUR
- IMMACULATE
- LUXURY FITTED KITCHEN
- GROUND FLOOR WC
- LANDSCAPED REAR GARDEN • CUL DE SAC
- TWO DOUBLE BEDROOMS
- HIGH SPECIFICATION LAYOUT
- LUXURY BATHROOM
- TWO CAR DRIVEWAY



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