

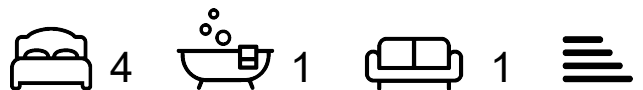
# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE

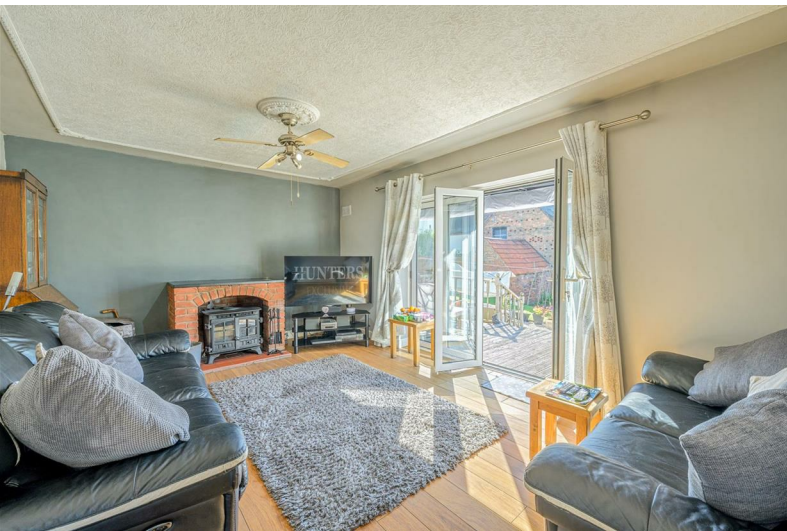


## School Road

Himley, DY3 4LG



Council Tax: E



# School Road

Himley, DY3 4LG

£525,000



## Front of the Property

To the front of the property is a generous size chipping stoned driveway with lawn to the side which is bordered with shrubs, electric roller door to the garage and a double glazed composite door to the porch.

## Porch

With a double glazed composite door leading from the front of the property, double glazed windows to side, open to the hall and stairs to the first floor.

## Entrance Hall

Open from the porch and having doors to various rooms, two useful storage cupboards and a central heating radiator.

## Bedroom Four/Sitting Room

12'1" x 9'6" (3.7 x 2.9)

With a door leading from the entrance hall, double glazed window to front, laminate floor and a central heating radiator.

## Bathroom

With a door leading from the entrance hall this modern fitted bathroom has a bath with shower over, WC, wash hand basin, double glazed window to side, recess spotlights, tiled walls and flooring and a chrome heated towel rail.

## Bedroom One

13'5" x 9'10" (4.1 x 3)

With a door leading from the entrance hall, double glazed window to front, laminate floor and a central heating radiator.

## Lounge

17'8" x 12'1" (5.4 x 3.7)

With a door leading from the entrance hall, double glazed bi folding doors to the rear garden, log burner, laminate floor and a central heating radiator.

## Kitchen Breakfast Room

14'1" x 10'2" (4.3 x 3.1)

With a door leading from the entrance hall this kitchen is fitted with a range of wall and base units, work surfaces with tiled splash back, space for fridge freezer, space for cooker, plumbing for washing machine and dishwasher, stainless steel sink and drainer, double glazed windows to rear and side, double glazed door to side, tiled floor and a central heating radiator.

## Landing

With stairs from the porch, doors to rooms, double glazed window to rear and a central heating radiator.

## Bedroom Two

12'5" x 11'5"+ wardrobes (3.8 x 3.5+ wardrobes)

With a door leading from the landing, fitted wardrobes and cupboards, double glazed windows to front and rear, laminate floor and a central heating radiator.

## Bedroom Three

9'6" x 8'2" (2.9 x 2.5)

With a door leading from the landing, fitted wardrobes, double glazed window to rear, laminate floor and a central heating radiator.

## Garden

With access via bi folding doors from the lounge this lovely private rear garden has a decked area with lawn beyond, which is bordered with mature shrubs and trees, decorative chipping stoned area and doors to the kitchen and garage.

## Garage

14'5" x 9'6" (4.4 x 2.9)

With an electric roller door leading from the drive, power, lighting and a door to the garden.



Road Map



Hybrid Map



Terrain Map

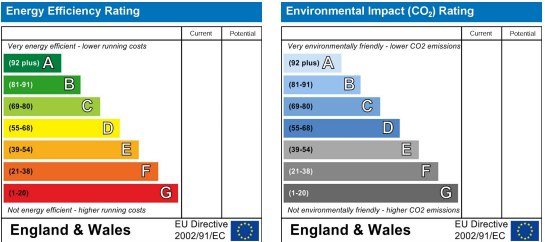


Floor Plan



Energy Efficiency Graph

Please contact our Hunters Stourbridge Office on 01384 443331 if you wish to arrange a viewing appointment for this property or require further information.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.