HUNTERS®

HERE TO GET *you* THERE



Francis Close

Kingswinford, DY6 7RW

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Council Tax: D





Francis Close

Kingswinford, DY6 7RW

Offers In The Region Of £320,000





Front of the Property
Situated on a commanding corner plot, to the front of the property is a block paved driveway with lawns to both sides, car port with electric door leading to the garage and a double glazed composite door leading to the entrance hall.

Entrance Hall
With a double glazed composite door leading from the front of the property, stairs to the first floor, useful storage cupboard, doors to rooms and a central heating radiator.

WC
With a door leading from the entrance hall, WC, wash hand basin, chrome heated towel rail, tiled walls, part tiled walls and a double glazed window to the side.

Lounge Dining Room
29'10" x 12'1" (9.1 x 3.7)
With a door leading from the entrance hall, double glazed window to the front, gas fire with decorative surround, door to the kitchen, double glazed doors leading to the rear garden and two central heating radiators.

Kitchen Breakfast Room
18'0" x 16'4" (5.5 x 5)
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, one and a half bowl sink and drainer, double electric oven and gas hob with extractor fan above, space for a further appliances, plumbing for a washing machine, wall mounted boiler, double glazed window to the rear, door to the garage, double glazed door to the rear and a central heating radiator.

Landing
With stairs leading from the hall, airing cupboard, doors to rooms, loft access and a double glazed window to the side.

Bedroom One
10'9" x 10'2" (3.3 x 3.1)
With a door leading from the landing, double glazed window to the front, fitted wardrobes and a central heating radiator.

Bedroom Two
10'2" x 9'2" (3.1 x 2.8)
With a door leading from the landing, double glazed window to the rear, storage cupboard and a central heating radiator.

Bedroom Three
7'6" x 6'10" (2.3 x 2.1)
With a door leading from the landing, double glazed window to the front and a central heating radiator.

Bathroom
With a door leading from the landing this bathroom has a walk in shower, WC, wash hand basin, chrome heated towel rail, double glazed window to the rear and tiled walls.

Garden
With access via the lounge dining room and kitchen, this low maintenance private rear garden has a patio area with lawn beyond and bordered with shrubs.

Garage
14'5" x 8'6" (4.4 x 2.6)
With an electric door leading from the driveway, power, lighting and a door to the kitchen.









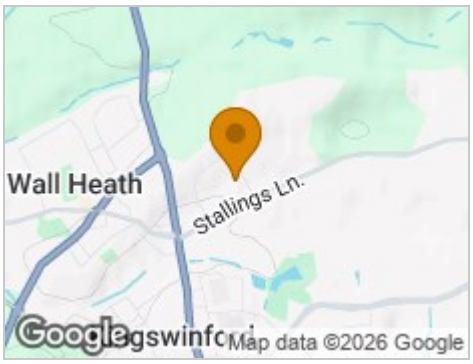
Road Map



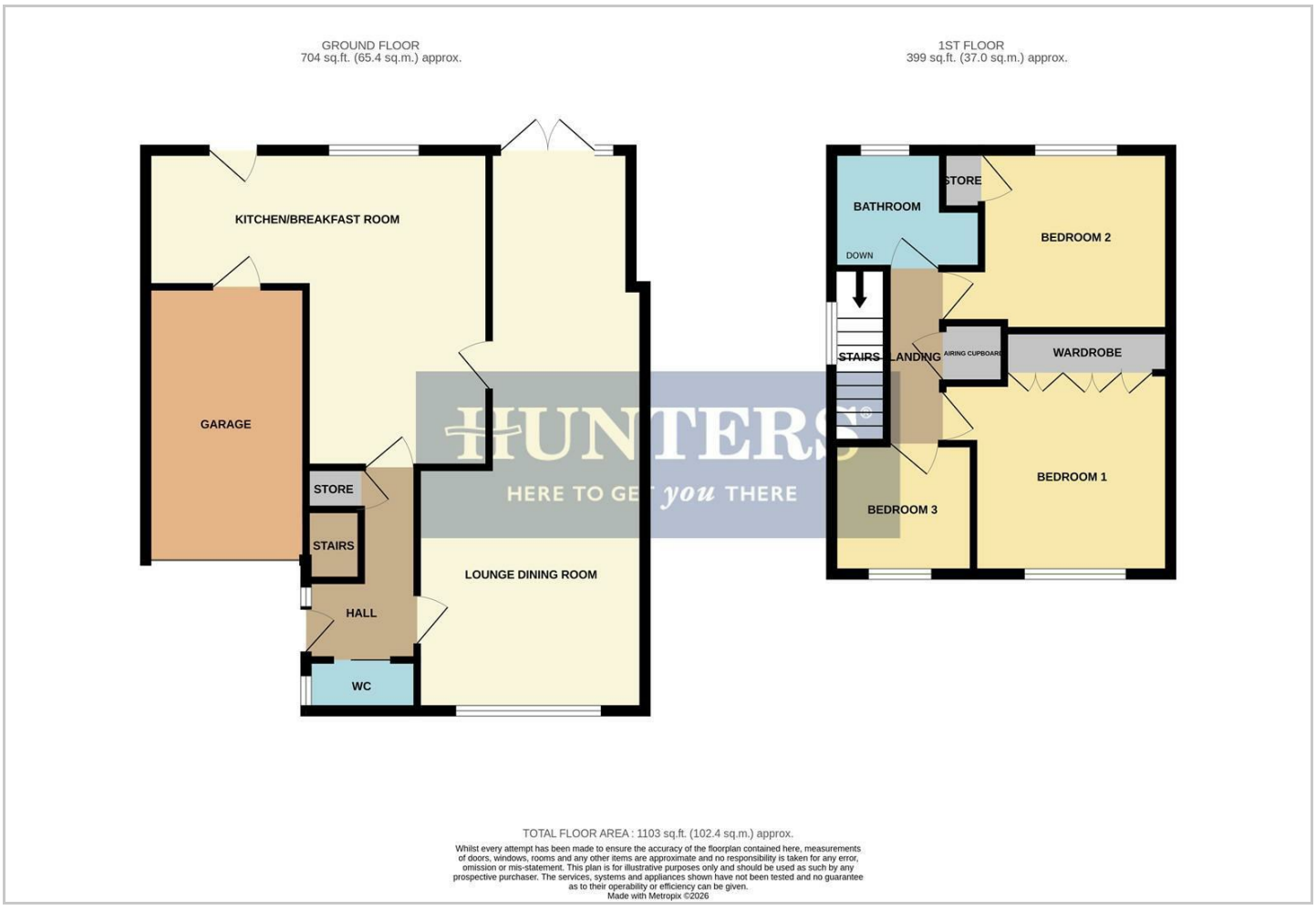
Hybrid Map



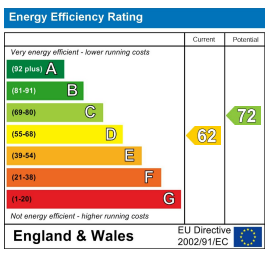
Terrain Map

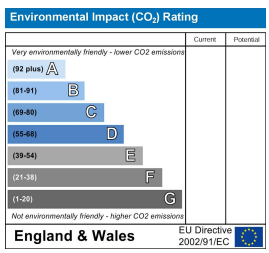


Floor Plan



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.

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