



**Taylor's**

# HALESOWEN, Hillwood Road

4 1 2

- Four bedroom semi detached home
- Well presented throughout
- Double glazing and gas central heating
- Ample off road parking
- Council tax band B
- Lovely views to Clent
- Superb loft conversion allowing for Bedroom One
- Rear garden with timber outbuilding to the rear
- Two reception rooms
- Popular and convenient location



An attractive and well presented four bedroom semi detached family home, enjoying a delightful outlook to the front towards Clent. Situated in this highly sought after residential location, the property is conveniently positioned for a wide range of local amenities, well regarded schools and excellent transport links.

Benefitting from double glazing and gas central heating, the accommodation is thoughtfully arranged over three floors. The ground floor comprises a welcoming entrance hall, a spacious living room, a separate dining room, a fitted kitchen and a useful rear lobby/utility area. To the first floor are three well proportioned bedrooms and a family bathroom, while the second floor provides an impressive master bedroom.

Externally, the property enjoys a pleasant rear garden together with a timber outbuilding and block paved driveway providing convenient off road parking.

All main services connected. Tenure Freehold. Council tax band B, EPC C. Broadband/mobile coverage: <https://checker.ofcom.org.uk/en-gb/broadband-coverage>. Construction traditional with render. Long term flood risk -surface water - very low, rivers - very low.

**Hall, Living Room** - 3.66m x 3.33m (12'0" x 10'11"), **Inner Lobby, Dining Room** - 4.09m x 3.17m (13'5" x 10'5"), **Kitchen** - 3.15m x 2.46m (10'4" x 8'1"), **Rear Lobby/Utility** - 1.63m x 1.14m (5'4" x 3'9"), **First floor landing, Bedroom Two** - 4.22m x 3.51m (13'10" x 11'6"), **Bedroom Three** - 3.51m x 3.33m (11'6" x 10'11"), **Bedroom Four** - 2.21m x 2.18m (7'3" x 7'2"), **Second floor landing, Bedroom One** - 5.05m x 4.01m (16'7" max x 13'2" max), **Rear garden** With timber outbuilding, **Off road parking**





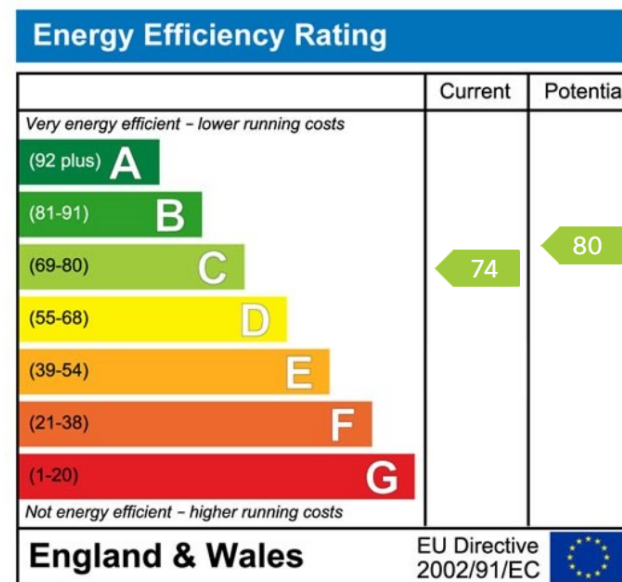
Ground Floor



First Floor



Second Floor



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