

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Bedcote Place

Stourbridge, DY8 1LD

Offers Over £199,950



Council Tax: A



# 24 Bedcote Place

Stourbridge, DY8 1LD

Offers Over £199,950



## Front of The Property

To the front of the property there is a slabbed driveway with lawn to side, storm porch with double glazed door to entrance hall and gated side access leading to rear garden.

## Entrance Hall

With a double glazed door leading from the front of the property, stairs to first floor landing and door to lounge.

## Lounge

14'9" x 12'5" (4.5 x 3.8)

With doors leading from entrance hall and kitchen diner, feature fire place with gas fire, space for seating, double glazed window to front and a central heating radiator.

## Kitchen Diner

12'9" x 9'6" (3.9 x 2.9)

With doors leading from lounge and rear lobby, fitted with a range of matching base units with worksurfaces over, stainless steel sink and drainer with tiled splashback, space for cooker, fridge freezer and breakfast table, plumbing for washing machine, wall mounted central heating boiler, double glazed windows to rear and a central heating radiator.

## Lobby

With doors leading from kitchen diner, storage cupboard and double glazed door to rear garden.

## WC

With a door leading from rear lobby, WC and double glazed window to rear.

## Landing

With stairs leading from entrance hall, doors to various rooms and double glazed window to side.

## Bedroom One

13'9" x 8'2" (4.2 x 2.5)

With a door leading from landing, double glazed window to front and a central heating radiator.

## Bedroom Two

10'5" x 9'6" (3.2 x 2.9)

With a door leading from landing, double glazed window to rear and a central heating radiator.

## Bedroom Three

8'10" x 6'10" (2.7 x 2.1)

With a door leading from landing, double glazed window to rear and a central heating radiator.

## Bathroom

With a door leading from landing, bath, WC, wash hand basin, tiled walls, double glazed window to front and a central heating radiator.

## Garden

With a double glazed door leading from lobby, patio seating, lawn, mature shrubs and gated side access leading to the front of the property.



## Road Map



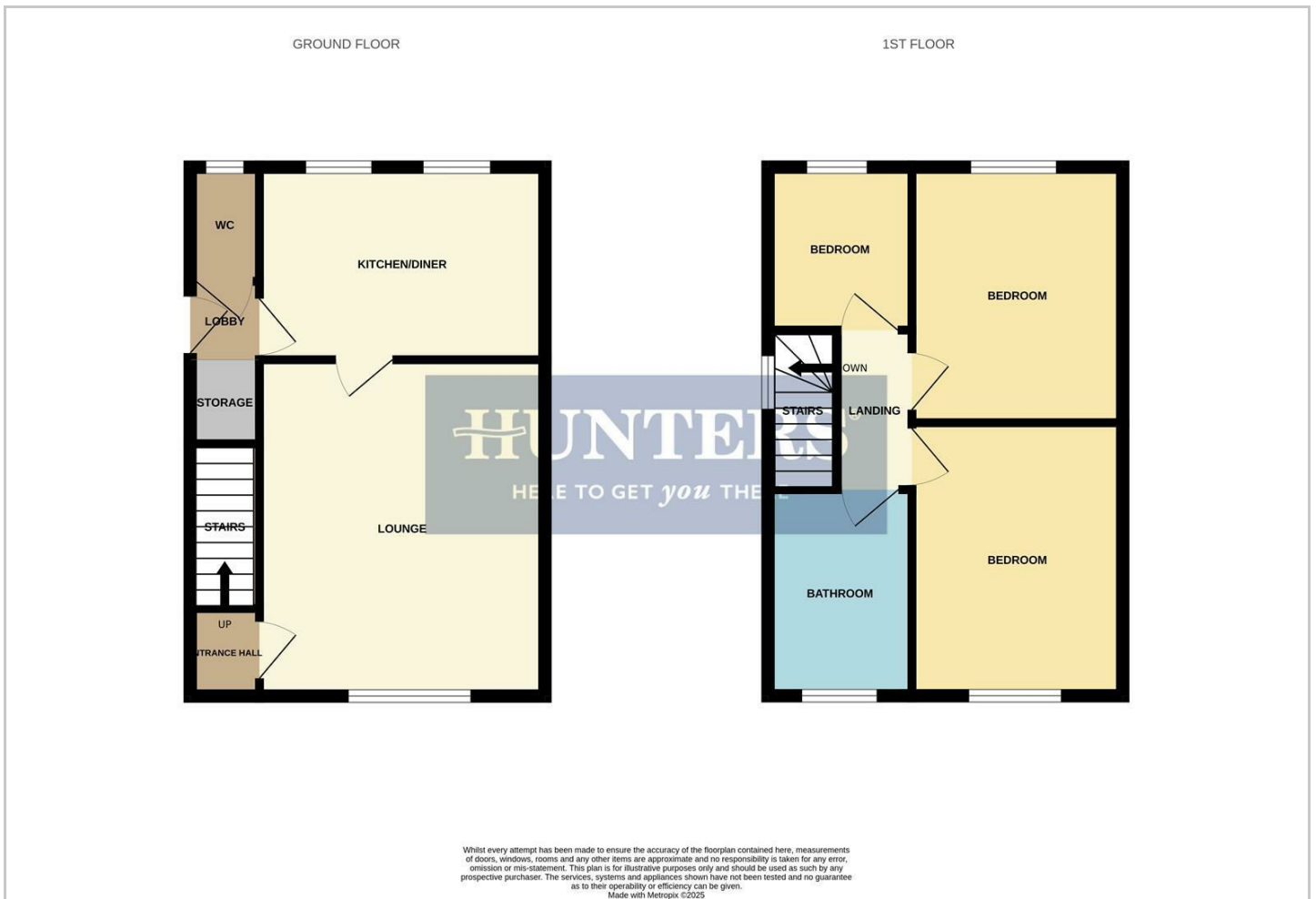
## Hybrid Map



## Terrain Map



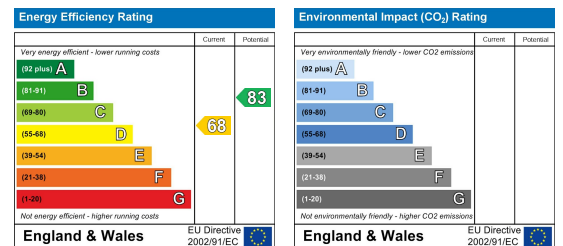
## Floor Plan



## Viewing

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

## Energy Efficiency Graph



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.