

Taylors

Moorings Crescent, Stourbridge, West Midlands, DY8 4FL

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A modern three bedroom townhouse situated on the popular Titan Wharf development in Stourbridge, conveniently located for excellent public transport links, picturesque canal walks, well regarded schools and Stourbridge town centre.

Arranged over three floors, the well presented accommodation comprises a modern fitted kitchen with a range of integrated appliances flowing into a dining area with patio doors providing access to the rear garden, a useful utility room incorporating a guest WC and a tastefully decorated living room.

Across the upper floors are three well proportioned bedrooms, two with fitted wardrobes, the main top floor bedroom benefiting from a contemporary ensuite shower room. A modern family bathroom completes the accommodation.

Externally, the property offers off road parking for three cars, a garage currently split and used as a gym and a storage area, and a low maintenance rear garden featuring a lawn and a patio area. Further benefits include gas central heating, EV charging point and double glazing.

A fantastic opportunity to purchase a stylish family home within this highly desirable development. Early viewing is highly recommended.

Tenure: Freehold. Construction: Standard. Services: All mains. Broadband/ Mobile coverage: Visit: checker.ofcom.org.uk/en-gb/broadband-coverage. Council Tax Band C. EPC B

Entrance Hall - 2.16m x 1.68m (7'1" x 5'6")
Living Room - 4.11m x 3.17m (13'6" x 10'5") At widest points
Kitchen Diner - 4.19m x 3.35m (13'9" x 11'0") At widest points
Utility/WC - 2.03m x 1.96m (6'8" x 6'5")
Understairs Storage
First Floor Landing - 4.27m x 0.94m (14'0" x 3'1") At widest points
Bathroom - 2.16m x 2.06m (7'1" x 6'9") At widest points
Bedroom Two - 2.79m x 3.56m (9'2" x 11'8") Plus fitted wardrobes
Bedroom Three - 3.53m x 2.06m (11'7" x 6'9") At widest points
Bedroom One - 5.94m x 4.19m (19'6" x 13'9") Plus fitted wardrobes
Ensuite - 2.29m x 1.37m (7'6" x 4'6") At widest points
Garage/Store - 3.76m x 2.67m (12'4" x 8'9") Opening into store 2.84m x 2.06m (9'4" x 6'9")
3.76m x 2.67m (12'4" x 8'9") opening into store

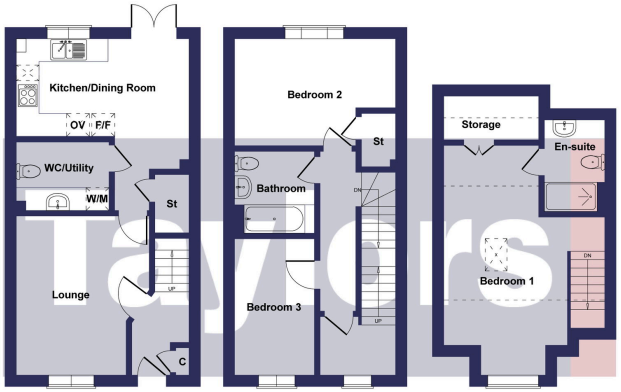




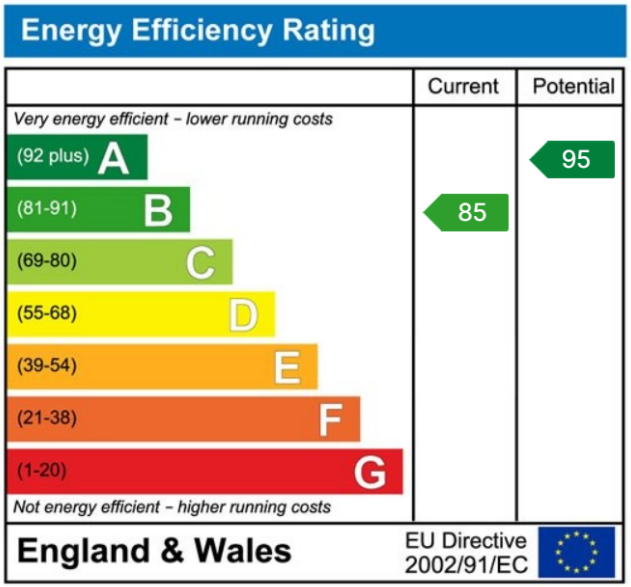


- DESIRABLE TAYLOR WIMPEY 'TITAN WHARF'
- GAS CENTRAL HEATING AND DOUBLE GLAZING
- PUBLIC TRANSPORT, CANAL WALKS
- THREE BEDROOM TOWN HOUSE
- BEDROOM ONE WITH EN SUITE
- GARAGE AND OFF ROAD PARKING

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