



Vale Avenue, Upper Gornal

DY3 3XB

Taylors

Offers in the Region of
£389,950

Bedrooms: 3 | Bathrooms: 2 | Receptions: 1

A striking detached bungalow located in the highly desirable Upper Gornal neighbourhood, conveniently positioned close to a wide range of local amenities and excellent transport links!

Beautifully presented by the current owners, this home benefits from gas central heating and double glazing throughout. This remarkable residence offers deceptively spacious and flexible living accommodation, briefly comprising: a welcoming reception hallway, a bright and attractive lounge, a well-equipped kitchen, and three bedrooms—with the principal bedroom featuring a dedicated dressing area and ensuite.

There is also a modern family bathroom, a timber-framed garage, and a well-established, enclosed rear garden—perfect for relaxation or entertaining. To the front, a gated driveway provides secure off-road parking.

This exceptional bungalow is ideal for those seeking a quality home in a sought-after location. Early viewing is highly recommended to fully appreciate what's on offer!

Council Tax - E EPC - C Tenure - Freehold.

Construction: Brick with a pitched interlocking tile roof with flat felt roof section. All mains services are connected. Broadband/Mobile coverage: checker.ofcom.org.uk/en-gb/broadbandcoverage/

Flood Risk - Less than 0.1% chance per annum.

SEDGLEY BRANCH

Reception Hall

Attractive Lounge - 8.59m x 3.35m into bay window (28'2" x 11'0" into bay window)

Kitchen - 7.42m x 3.73m max (24'4" x 12'3" max)

Bedroom - 3.66m x 3.28m (12'0" x 10'9")

Bedroom - 3.96m into bay x 3.71m (13'0" into bay x 12'2") with a range of fitted wardrobes & overhead storage.

Bathroom - 2.59m x 1.78m (8'6" x 5'10")

First Floor Landing with roof light & storage.

Bedroom - 5.11m max x 4.75m (16'9" max x 15'7") with dressing area & storage.

En-suite Shower Room - 2.87m x 1.02m (9'5" x 3'4")

Outside

Garage - 7.75m x 2.67m (25'5" x 8'9") (timber framed)

Landscaped Private Rear Garden

By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers, and we take this responsibility very seriously. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. Once an offer is accepted (subject to contract), Coadjute will send a secure link for you to complete the biometric checks electronically. A non-refundable fee of £40 + VAT per person will apply for these checks, and Coadjute will require payment for this service. These anti-money laundering checks must be completed before we can send the memorandum of sale to the solicitor. Please contact the office if you have any questions in relation to this.

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Council Tax Band: E

Tenure: Freehold

Property Type: Detached Bungalow

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- DETACHED BUNGALOW
- GATED DRIVEWAY TO FORE
- STYLISHLY PRESENTED THROUGHOUT
- PRINCIPAL BEDROOM WITH DRESSING AREA & ENSUITE
- THREE BEDROOMS
- MATURE PRIVATE REAR GARDEN
- MUST BE VIEWED TO BE APPRECIATED
- DESIRABLE UPPER GORNAL LOCATION
- EPC - C
- COUNCIL TAX - E

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MISREPRESENTATION ACT 1967

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