



Connells

Arlington Court
Stourbridge

Arlington Court Stourbridge DY8 1NN

for sale offers over
£310,000



Property Description

*** NO UPWARD CHAIN***

A SPACIOUS END TERRACED PROPERTY WITH IMPRESSIVE DORMER LOFT CONVERSION WITH EN-SUITE SHOWER ROOM. VERSATILE ACCOMMODATION WITH THREE FURTHER BEDROOMS & FAMILY BATHROOM. GOOD SIZE LOUNGE & DINING KITCHEN, SITUATED AT THE HEAD OF A CUL-DE-SAC LOCATION. SET BACK FROM THE ROAD WITH HUGE DRIVEWAY & REAR GARAGE. Arlington Court is off Red Hill Close, off Red Hill, Stourbridge. The train station is just across the road and Red Hill school and the train station are also very close by.

To The Front

Gravel driveway leading to front door.

Entrance Hallway

Double glazed entrance door to the front elevation, tiled floor, spotlights to ceiling and radiator. Stairs off to first floor landing and door to;

Lounge

Double glazed window to the front elevation and radiator. Understairs storage area, fireplace and door to;

Dining Kitchen

Dining Area with double glazed patio doors to rear elevation and radiator. Small extension to side providing storage cupboard with double glazed window to front elevation. Kitchen area with double glazed window to rear elevation. A range of wall and base units. Work surfaces incorporating sink unit. Gas hob, gas oven and ceiling mounted extractor hood above. Provision for further domestic appliances.

Landing

Doors to bedrooms and bathroom. Stairs off to second floor landing.

Bedroom One

Double glazed window to the front elevation and radiator.

Bedroom Two

Double glazed window to the rear elevation and radiator.

Bedroom Three

Double glazed window to the front elevation and radiator.

Bathroom

Double glazed window to the rear elevation, radiator, suite comprising; paneled bath with power shower over, wash hand basin and low flush wc.

Second Floor Landing

Bedroom Conversion Four/Loft

Double glazed window to the rear elevation, double glazed skylight to the front elevation and radiator. Door to;

Ensuite Shower Room

Double glazed window to the rear elevation and suite comprising; shower cubicle, wash hand basin and wc. Radiator and extractor fan.

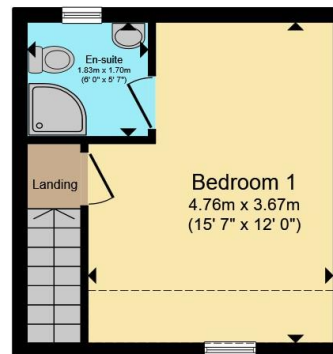
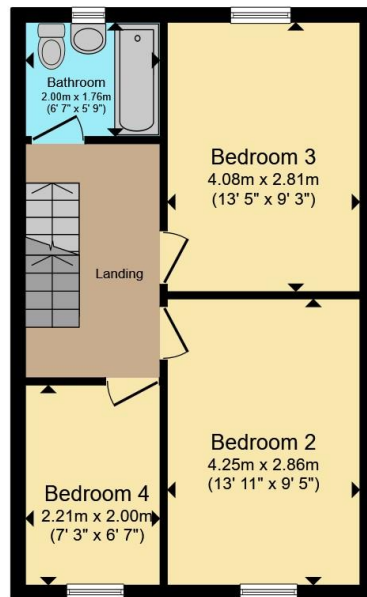
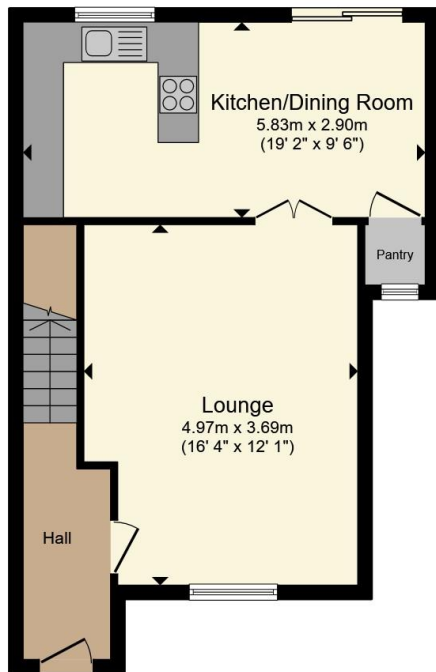
Rear Garden

Fully enclosed rear garden with decking area leading to the lawn with flower and shrub borders and gate to rear giving access to garage area.

Garage En-Bloc

Up and over garage door to front elevation.





Ground Floor

First Floor

Second Floor

Total floor area 109.8 m² (1,181 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

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T 01384 374 545
E stourbridge@connells.co.uk

11B St. Johns Road
STOURBRIDGE DY8 1EJ

EPC Rating: D Council Tax
Band: B

view this property online connells.co.uk/Property/SBR313505

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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