



Connells

Hilderic Crescent
Dudley



Property Description

This remarkable property is meticulously maintained and elegantly presented, featuring a spacious and thoughtfully designed layout. The accommodation begins with an inviting porch that leads into a generous hallway. The living room boasts a striking bay window, while a separate living/dining/family room, complete with French doors, opens to the garden. The fitted kitchen is equipped with integrated appliances and is complemented by a convenient utility room and a downstairs W.C. Additionally, there is ample storage space. On the first floor, the master bedroom includes fitted wardrobes and an en suite shower room, alongside three other well-sized bedrooms and a family bathroom. Outside, a block-paved driveway provides driveway with parking for multiple vehicles and access to the garage, and the property is surrounded by well-maintained front and rear gardens, featuring a sun house.

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identify and anti-money laundering checks.

Entrance Porch

Double glazed door to the front elevation, double glazed windows to the side and front elevations, tiled floor, door to

Entrance Hallway

Stairs to the first floor accommodation, central

heating radiator, telephone point, laminate flooring, doors to

Living Room

Feature double glazed bay window to the front elevation, central heating radiator, t.v. point.

Living /Family/ Dining Room

Double glazed window to the rear elevation, double glazed French doors to the garden, central heating radiator, gas fireplace with feature surround, laminate flooring, t.v. point.

Kitchen

Fitted kitchen to include a range of wall and base units with roll top work surfaces over to include one and a half bowl stainless steel sink & drainer unit, gas oven and gas five ring hob, space for domestic appliances, integrated dishwasher, tiling to splashback, tiled floor, central heating radiator, double glazed window to the rear and side elevations, understairs storage cupboard.

Utility Room

Stainless steel sink & drainer unit, space for domestic appliances, plumbing for automatic washing machine, tiling to splashback, tiled floor, wall mounted central heating boiler, double glazed window to the rear elevation, door to the garden.

Cloakroom

Suite comprising low level w.c., wash hand basin, chrome heated towel rail, double glazed window to the front.

First Floor

Landing

Double glazed window to the rear elevation, two loft accesses, airing cupboard and doors to

Master Bedroom

Double glazed window to the front and rear elevation, fitted wardrobes, two central heating radiators, door to en-suite.

En-Suite

Suite to comprise shower cubicle, wash hand basin in vanity unit, low level w.c., tiling, extractor fan, tiled floor, heated towel rail, double glazed window to the front elevation.

Bedroom Two

Double glazed bay window to the front elevation, fitted wardrobes and central heating radiator.

Bedroom Three

Double glazed window to the rear elevation, fitted wardrobe and central heating radiator.

Bedroom Four

Double glazed window to the front elevation, central heating radiator.

Bathroom

Suite to comprise corner bath with shower over, wash hand basin, low level w.c., tiling, extractor fan, downlights, tiled floor, heated towel rail, double glazed window to the rear elevation.

Outside

To the front of the property there is blocked paved driveway giving off road parking for multiple vehicles and lawned garden with borders and various plants and shrubs.. Private rear garden having block paved patio area with lawned area beyond with borders and various plants and shrubs, outside tap. Door to hallway leading from the front of the property to the rear of the property currently used for store room.

Sun Room

Access from garden, double glazed windows, double glazed door, electric point, lighting, laminate flooring.

Garage

Up and over door, power and lighting, door with access to the rear garden.

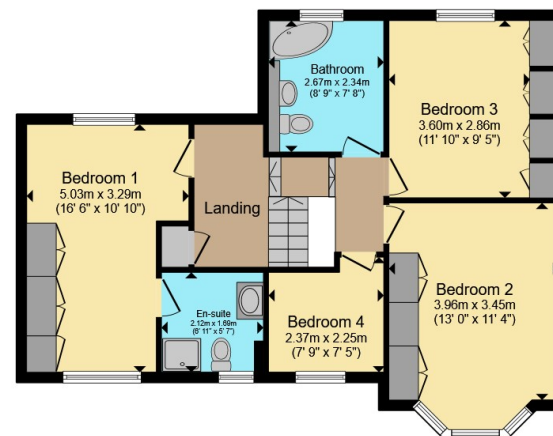








Ground Floor



First Floor

Total floor area 169.9 m² (1,829 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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4 & 5 Stone Street
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EPC Rating: C Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/DUD314506



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