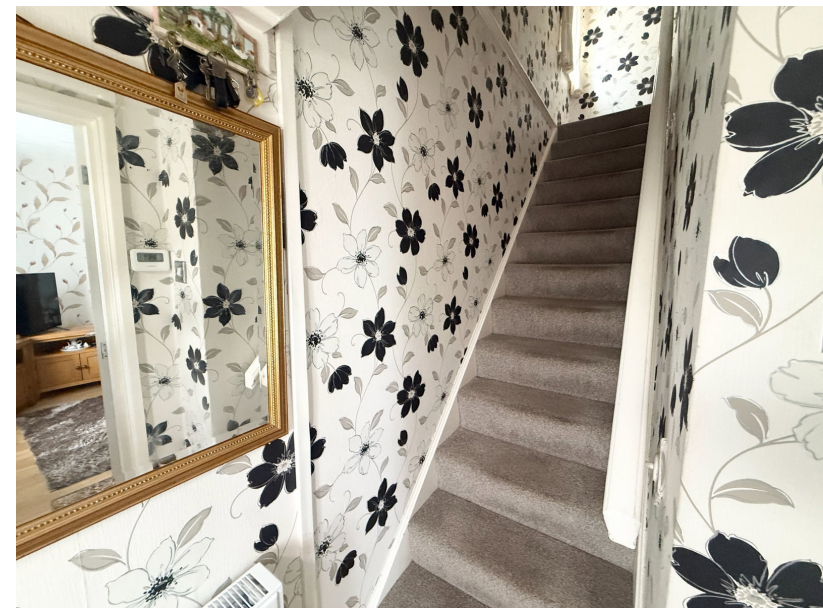




Taylors

Laburnum Street, Wollaston, Stourbridge, DY8 4NX

3 1 1



A well presented three bedroom semi detached home, ideally situated close to Wollaston Village, offering family accommodation and a generous rear garden.

The property briefly comprises an entrance hall, a comfortable living room, a modern fitted kitchen with a convenient downstairs guest WC, and a spacious conservatory overlooking the rear garden, providing an excellent additional reception space.

To the first floor are three well proportioned bedrooms and a family bathroom.

Externally, the property benefits from off road parking via a driveway to the front, side access to the rear, and a large enclosed rear garden featuring a generous patio seating area and an extensive lawn beyond, making it ideal for families and outdoor entertaining.

Conveniently located within easy reach of Wollaston Village, the property is close to a range of local amenities, well regarded schools, and excellent transport links, making it an ideal family home.

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

Entrance Hall - 1.27m x 1.07m (4'2" x 3'6") At widest points

Kitchen - 4.57m x 2.59m (15'0" x 8'6") At widest points

Living Room - 4.37m x 3.58m (14'4" x 11'9") At widest points

Inner Lobby - 0.99m x 0.76m (3'3" x 2'6")

Guest WC - 1.52m x 0.76m (5'0" x 2'6")

Conservatory - 4.42m x 3.53m (14'6" x 11'7") At widest points

First Floor Landing - 1.98m x 1.88m (6'6" x 6'2") At widest points

Bedroom One - 3.76m x 2.59m (12'4" x 8'6")

Bedroom Two - 3.38m x 2.54m (11'1" x 8'4") Plus storage cupboard

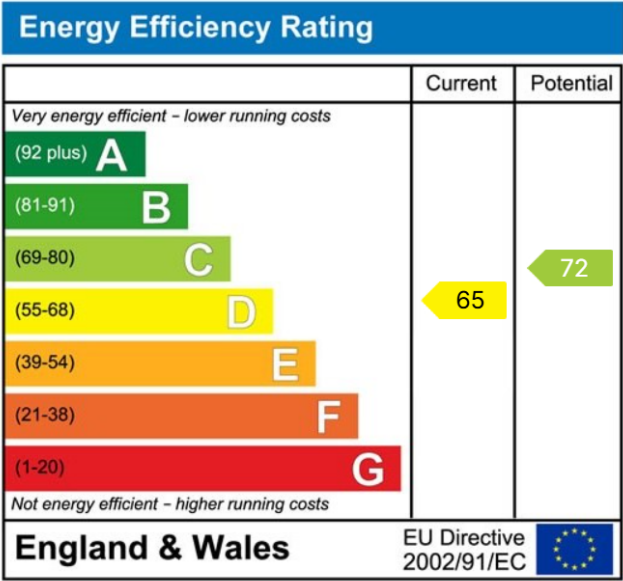
Bedroom Three - 2.34m x 1.96m (7'8" x 6'5") At widest points

Bathroom - 2.79m x 1.88m (9'2" x 6'2") At widest points





- LARGE REAR GARDEN
- OFF ROAD PARKING
- CONSERVATORY
- THREE BEDROOMS
- CLOSE TO WOLLASTON VILLAGE
- SEMI DETACHED HOME



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