



**HUNTERS**<sup>®</sup>

HERE TO GET *you* THERE



# Beacon Lane, Sedgley

## Asking Price £210,000



Hunters are delighted to present this well-maintained three-bedroom terraced home, ideally situated in the highly desirable Sedgley area. Offering a practical and well-proportioned layout, the property is perfectly suited to families, first-time buyers and investors alike.

The ground floor briefly comprises a separate reception room, providing a comfortable living space, alongside a bright and spacious kitchen benefiting from an abundance of natural light. A convenient downstairs WC further enhances the practicality of the accommodation.

To the first floor, the property offers a generous master double bedroom, a second double bedroom complete with built-in wardrobes, and a well-proportioned single bedroom, ideal for a child's room, guest accommodation or home office. The family bathroom is fitted with a separate shower cubicle, offering both comfort and convenience.

Externally, the property benefits from off-road parking, a valuable feature within this well-established residential location.

Sedgley is a popular and well-connected area offering a wide range of local amenities, including supermarkets, independent shops, cafés and everyday services centred around Sedgley Bull Ring and the nearby high street. The area is also well served by reputable schools catering to a variety of age groups, making it particularly attractive for families.

23 Bilston Street, Sedgley, West Midlands, United Kingdom, DY3 1JA | 01902 672274  
hunterssedgley@hunters.com | www.hunters.com



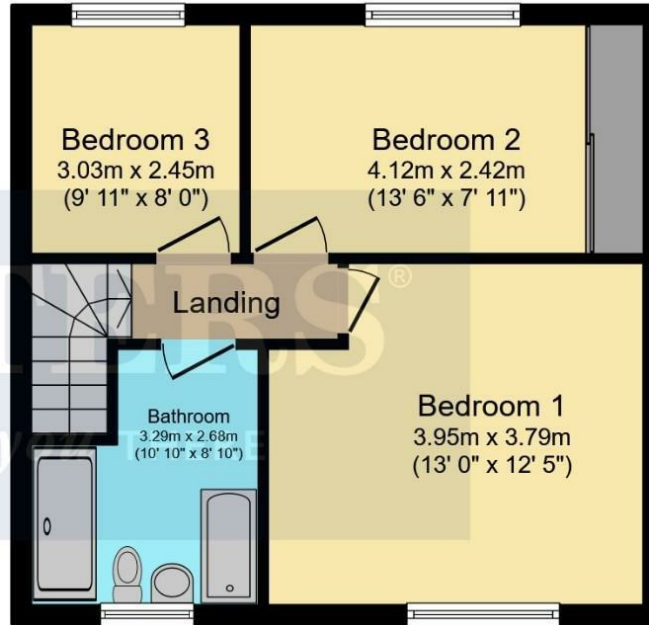
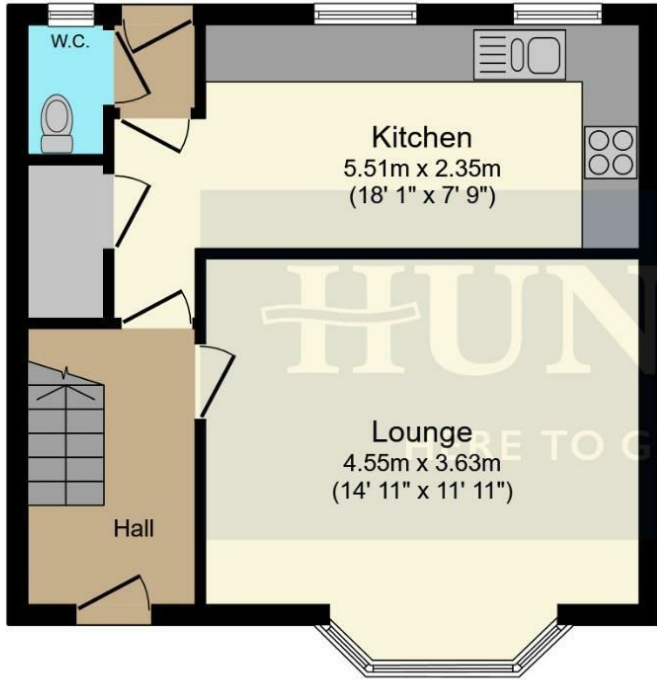
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## KEY FEATURES

- MID-TERRACED FAMILY HOME
  - THREE BEDROOMS
  - SPACIOUS LOUNGE
  - DOWNSTAIRS WC
- BATHROOM WITH SEPERATE SHOWER CUBICLE
  - OFF ROAD PARKING
  - PRIVATE REAR GARDEN
  - NO ONWARD CHAIN





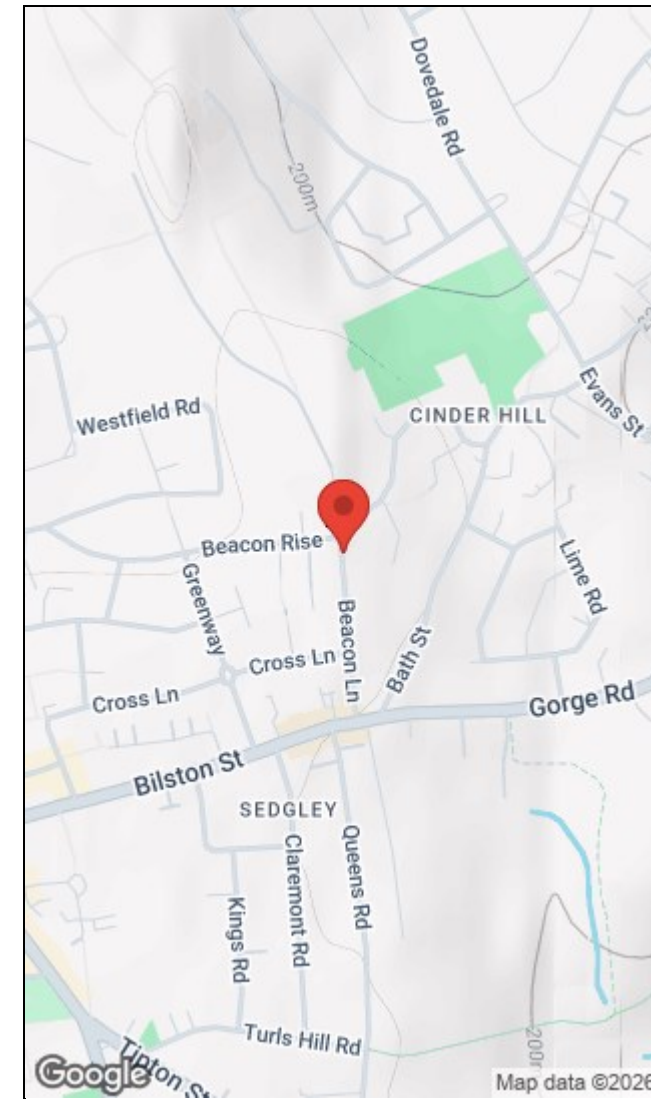


**Ground Floor**

**First Floor**

Total floor area 79.2 sq.m. (852 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](http://www.propertybox.io)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
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