



EDEN MIDCALF
— SALES & LETTINGS —

£319,950
Cedar Gardens

Kinver, DY7 6BW

PROPERTY SUMMARY

A well appointed two/three bedroom semi-detached dormer bungalow, situated within a popular cul-de-sac address in the historic village of Kinver. Conveniently located within easy reach of village amenities and renowned Kinver Edge, the property offers a well-proportioned and versatile layout, including three potential bedrooms (two situated on the ground floor). The first floor features a loft-converted bedroom complete with its own en-suite shower room, providing flexible accommodation ideal for guests. Externally, the bungalow benefits from off-road parking, a carport and a garage (including a washing machine and tumble dryer), together with an attractively laid out rear garden. Available for sale with no upward chain. EPC=D

3



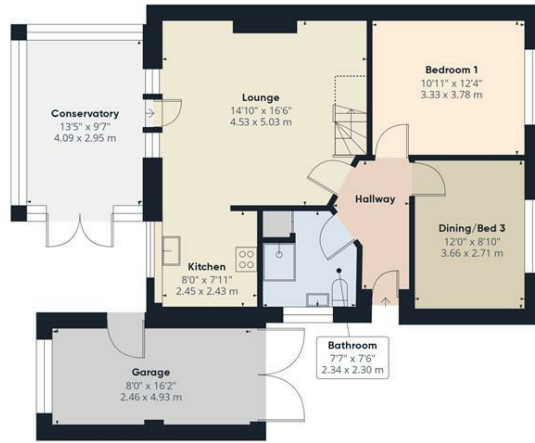
2



1







Ground Floor



Floor 1

Approximate total area⁽¹⁾

1201 ft²
111.8 m²

Reduced headroom

37 ft²
3.4 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360

LOCAL AUTHORITY

TENURE

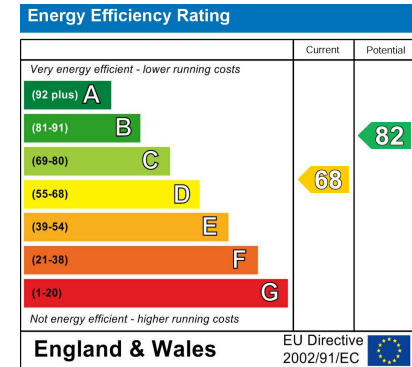
Freehold

COUNCIL TAX BAND

C

VIEWINGS

By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

EDEN MIDCALF
SALES & LETTINGS

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