



St. Marks Road, Dudley
Dudley

Taylors

Offers in the Region of
£269,950

Bedrooms: 3 | Bathrooms: 1 | Receptions: 1

STUNNING THREE BEDROOM SEMI-DETACHED FAMILY HOME in popular Dudley Neighbourhood, conveniently located close to a range of local amenities, well-regarded schools, and excellent transport links. Beautifully and comprehensively refurbished by the current owners to a high standard, this deceptively spacious home is ideal for modern family living and is ready to move straight into.

Benefiting from gas central heating and double glazing throughout, the stylishly presented accommodation briefly comprises a welcoming entrance hall, bright and spacious lounge/diner, and a fitted kitchen. To the first floor are THREE WELL-PROPORTIONED BEDROOMS, with the principal bedroom enjoying the added luxury of an en-suite shower room, together with a family bathroom. Externally, the property boasts an enclosed rear garden, perfect for relaxing or entertaining, along with a versatile garden shed currently utilised as a home office, making it ideal for those working from home. The property also benefits from a garage and a driveway providing ample off-road parking to the fore.

Finished to an exceptional standard throughout, this impressive family home offers spacious, contemporary accommodation in a sought-after residential location. Early viewing is highly recommended

Council Tax - C EPC - C Tenure - Freehold.

Construction: Brick with a pitched interlocking tile roof. All mains services are connected.

Broadband/Mobile coverage: checker.ofcom.org.uk/en-gb/broadbandcoverage/

Flood Risk - Less than 0.1% chance per annum.

SEDGLEY BRANCH

By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers, and we take this responsibility very seriously. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. Once an offer is accepted (subject to contract), Coadjute will send a secure link for you to complete the biometric checks electronically. A non-refundable fee of £40 + VAT per person will apply for these checks, and Coadjute will handle the payment for this service. These anti-money laundering checks must be completed before we can send the memorandum of sale to the solicitors to confirm the sale. Please contact the office if you have any questions in relation to this.

Entrance Hall

Lounge Diner - 5.61m max x 4.14m (18'5" max x 13'7")

Kitchen - 2.97m x 2.13m (9'9" x 7'0")

First Floor Landing with airing cupboard.

Bedroom - 3.53m max x 3.23m (11'7" max x 10'7") with built in wardrobes.

Ensuite Shower Room - 1.96m x 1.85m (6'5" x 6'1")

Bedroom - 2.97m x 2.84m max (9'9" x 9'4" max) with built in wardrobes.

Bedroom - 2.64m x 2.06m max (8'8" x 6'9" max) with built in wardrobes.

Bathroom - 2.06m x 1.91m (6'9" x 6'3")

Garage - 4.9m x 2.31m (16'1" x 7'7")

Enclosed Rear Garden with shed currently used as an office.

Shed - 2.82m x 2.26m (9'3" x 7'5") currently used as an office.

Driveway To Fore





Council Tax Band: C

Tenure: Freehold

Property Type: Semi Detached House

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- PRIVATE WELL ESTABLISHED REAR GARDEN WITH SHED (USED AS "OFFICE")
- GARAGE & DRIVEWAY
- BRIGHT AND SPACIOUS LOUNGE DINER
- THREE BEDROOMS, PRINCIPLE BEDROOM BENEFITTING FROM ENSUITE SHOWER ROOM
- DESIRABLE DUDLEY NEIGHBOURHOOD
- EARLY VIEWING RECOMMENDED

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MISREPRESENTATION ACT 1967

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