



Taylors

PENSNETT, 24 The Plantation

£275,000

3 2 2



The accommodation includes GAS CENTRAL HEATING, UPVC DOUBLE GLAZING and comprises: reception hall, front lounge with dining area off, luxury refitted kitchen with integrated appliances, utility, hobby room/ storage, ground floor shower room, THREE BEDROOMS and a refitted family bathroom.

The DRIVEWAY provides off road parking and the rear garden includes a paved patio, well maintained lawn and gated side access.

Tenure: Freehold. Construction: brick with a pitched tiled and flat roof. The utility, hobby room/ store and ground floor shower room was formally the garage. We are advised this conversion does not have building regulation approval from the local authority. Services: All mains services are connected. Broadband/Mobile coverage: Visit: checker.ofcom.org.uk/en-gb/broadband-coverage. Council Tax Band C. EPC C. KINGSWINFORD OFFICE

Reception Hall - 3.94m x 1.8m (12'11" x 5'11")

Lounge - 4.6m x 3.33m (15'1" x 10'11")

Dining Area - 2.39m x 2.29m (7'10" x 7'6")

Kitchen - 2.72m x 2.26m (8'11" x 7'5")

Utility Room - 2.29m x 2.21m (7'6" x 7'3")

Hobby Room/ Storage - 4.01m x 2.31m (13'2" x 7'7")

Shower Room - 1.88m x 1.37m (6'2" x 4'6")

Bedroom 1 - 3.99m x 3.33m (13'1" x 10'11")

Bedroom 2 - 3.1m x 3.05m (10'2" x 10'0")

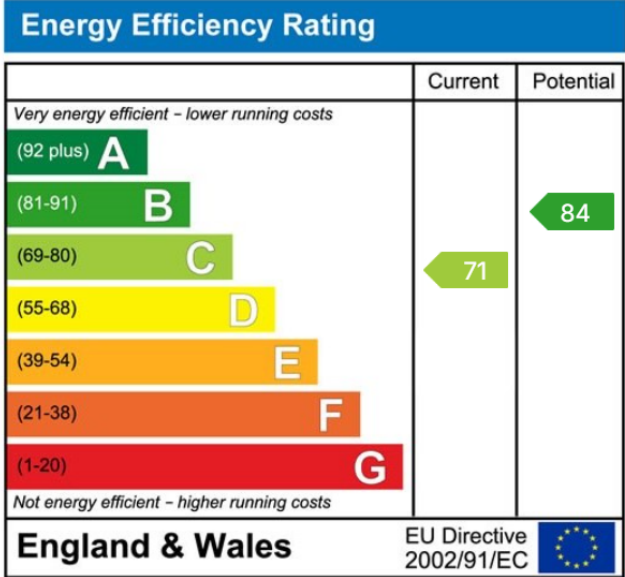
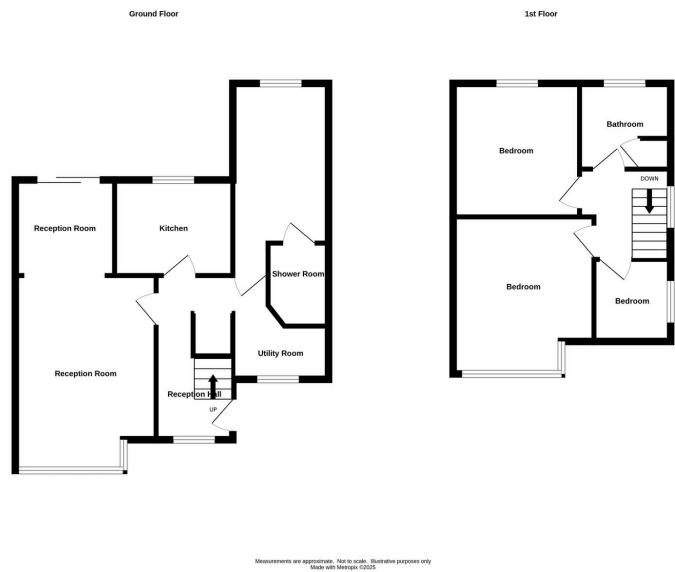
Bedroom 3 - 1.93m x 1.85m (6'4" x 6'1")

Bathroom - 2.18m x 2.11m (7'2" x 6'11")





- SEMI DETACHED FAMILY HOME
- CUL DE SAC
- REFITTED KITCHEN
- SHOWER ROOM
- DRIVEWAY
- THREE BEDROOMS
- WELL APPOINTED
- REFITTED BATHROOM
- LARGE HOBBY ROOM/STORAGE
- ENCLOSED REAR GARDEN



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