



**Taylors**

# Chalfont Place, Wollescote, Stourbridge, DY9 9EP

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Beautifully presented throughout, this attractive mid terrace property in Chalfont Place, Stourbridge, offers spacious and modern accommodation ideal for first time buyers or families seeking a move in ready home.

The property briefly comprises off road parking, an entrance porch, and a welcoming entrance hall leading to a spacious L shaped living room with ample space for dining. The fantastic re fitted modern kitchen features a range of built in appliances along with additional storage space, making it both stylish and practical. An inner hall provides access to a generous modern fitted shower room and a door leading outside to the low maintenance rear garden, ideal for relaxing or entertaining.

To the first floor, the landing gives access to three well proportioned bedrooms and a modern bathroom.

Having been well maintained and updated throughout, this superb home combines comfort, style, and convenience, all within a popular and convenient residential location close to local amenities, schools, and transport links.

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

**Entrance Porch** - 1.88m x 1.12m (6'2" x 3'8")

**Hall** - 4.01m x 2.13m (13'2" x 7'0") At widest points

**Kitchen** - 3.2m x 3.2m (10'6" x 10'6")

**L Shaped Living Room** - 6.53m x 4.39m (21'5" x 14'5") At widest points

**Rear Lobby** - 1.4m x 0.94m (4'7" x 3'1")

**Shower Room** - 2.64m x 1.85m (8'8" x 6'1") At widest points

**First Floor Landing** - 3.43m x 2.11m (11'3" x 6'11") At widest points

**Bathroom** - 2.46m x 1.7m (8'1" x 5'7")

**Bedroom One** - 3.84m x 3.1m (12'7" x 10'2") At widest points

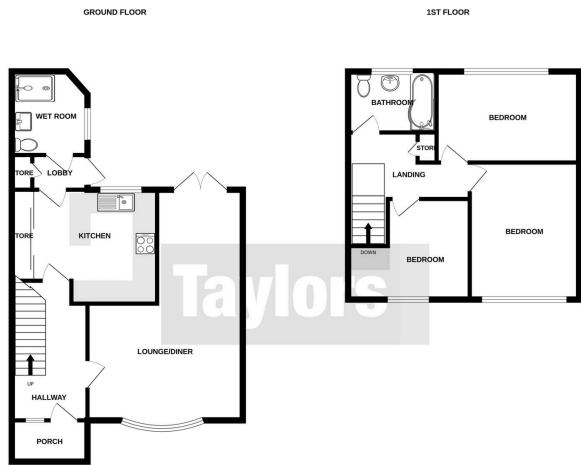
**Bedroom Two** - 4.04m x 2.57m (13'3" x 8'5") At widest points

**Bedroom Three** - 3.4m x 2.84m (11'2" x 9'4") At widest points



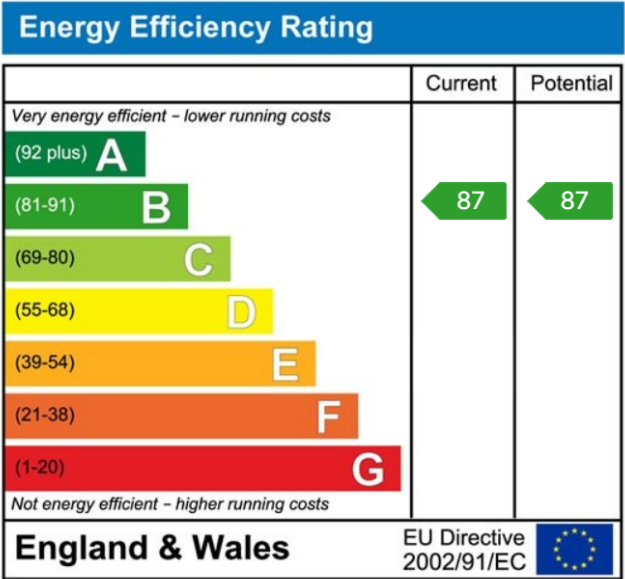


- THREE GOOD SIZE BEDROOMS
- FABULOUS MODERN FITTED KITCHEN
- GROUND FLOOR SHOWER ROOM
- FIRST FLOOR BATHROOM
- OFF ROAD PARKING
- SPACIOUS L SHAPED LIVING ROOM



3 BEDROOM MID TERRACE HOUSE

While every attempt has been made to ensure the accuracy of the floor plan contained herein, measurements of floors, walls, windows and doors given are not intended to be a guarantee of accuracy. They are for illustrative purposes only. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



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