



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE



# Belvoir Close, Dudley

£240,000

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This beautifully presented two-bedroom semi-detached home at Belvoir Close, offers well-proportioned accommodation finished to an excellent standard throughout, making it an ideal choice for first-time buyers, downsizers, or investors.

The property is immaculately maintained, with each room presented in a clean and neutral style that enhances the sense of space and light. The ground floor provides a comfortable living area, perfect for both relaxing and entertaining, alongside a well-arranged kitchen offering ample storage and workspace for everyday use.

Upstairs, there are two generously sized bedrooms, both finished to a high standard, along with a modern family bathroom. The overall condition of the property reflects careful upkeep, allowing a buyer to settle in with ease.

Externally, the home benefits from a well-kept rear garden, providing a pleasant outdoor space, while to the front and side there is ample parking, including the added advantage of a car port—ideal for multiple vehicles or additional covered storage.

Situated in a quiet residential cul-de-sac, the property is conveniently located for a range of local amenities. Dudley town centre is within easy reach, offering shops, supermarkets, cafés, and leisure facilities. There are also several well-regarded primary and secondary schools nearby, making the area appealing to a range of buyers. For commuters, the property benefits from good transport links to Wolverhampton, Birmingham, and surrounding areas.

A well-maintained home in a convenient and established location, offering comfortable living both inside and out.

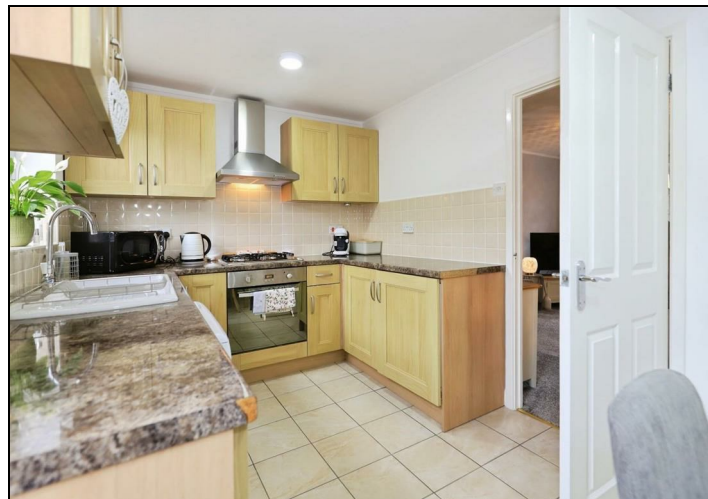
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hunterssedgley@hunters.com | www.hunters.com



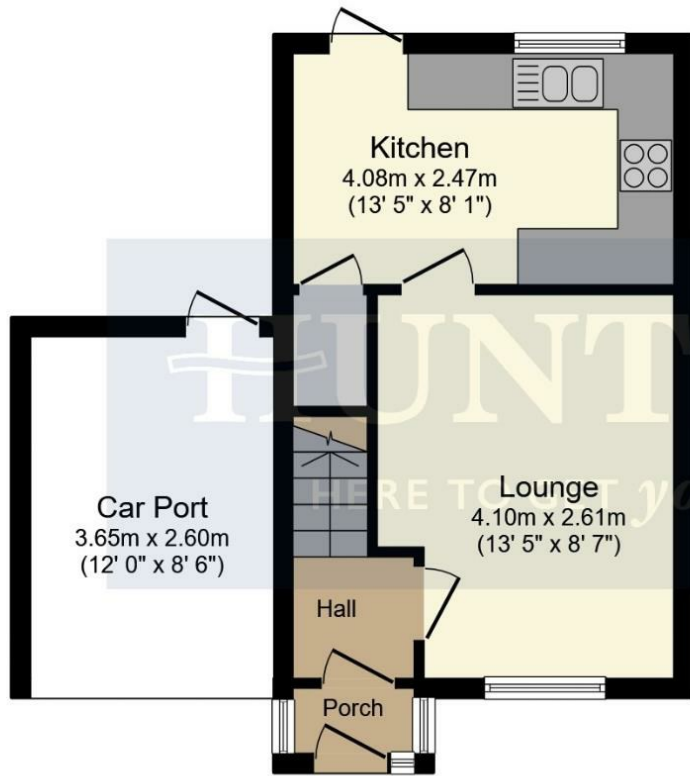
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## KEY FEATURES

- TWO BEDROOM SEMI-DETACHED PROPERTY
  - IMMACULATE CONDITION THROUGHOUT
  - SPACIOUS LIVING AREAS WITH NEUTRAL DECOR
  - AMPLE OFF-ROAD PARKING
- QUIET CUL-DE-SAC LOCATION CLOSE TO AMENITIES AND SCHOOLS
- CAR PORT PROVIDING COVERED PARKING OR STORAGE





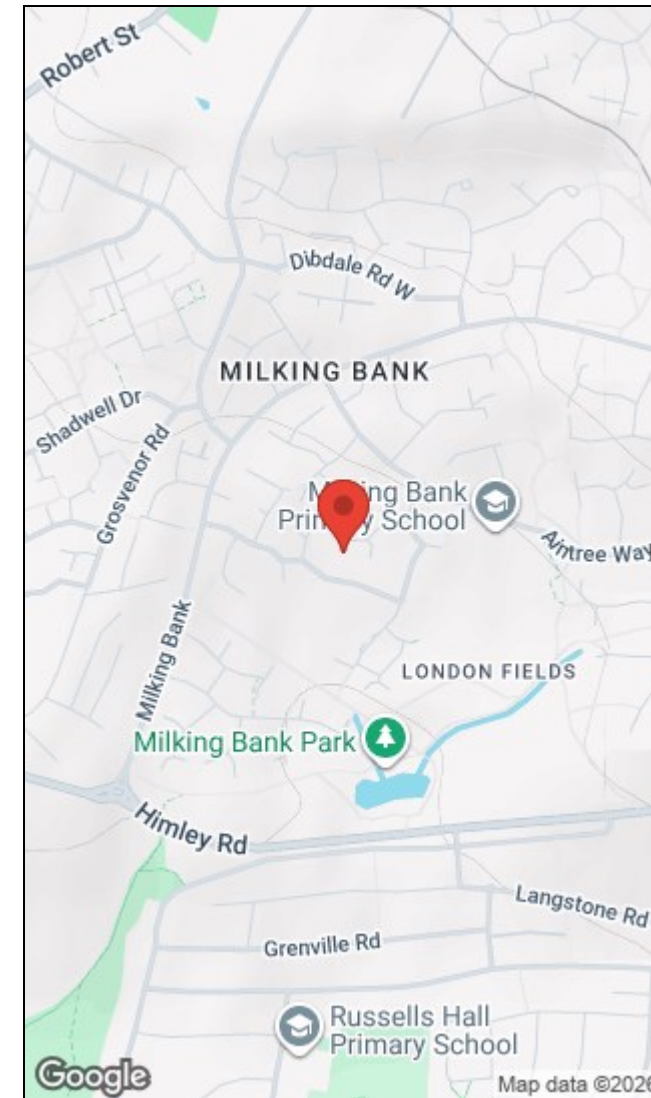


**Ground Floor**

**First Floor**

Total floor area 55.3 sq.m. (596 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		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92 plus) <b>A</b>		(92 plus) <b>A</b>	
(81-91) <b>B</b>		(81-91) <b>B</b>	
(69-80) <b>C</b>		(69-80) <b>C</b>	
(55-68) <b>D</b>		(55-68) <b>D</b>	
(39-54) <b>E</b>		(39-54) <b>E</b>	
(21-38) <b>F</b>		(21-38) <b>F</b>	
(1-20) <b>G</b>		(1-20) <b>G</b>	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO <sub>2</sub> emissions	
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	<b>England &amp; Wales</b>	EU Directive 2002/91/EC

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