



EDEN MIDCALF
— SALES & LETTINGS —

£865,000
Comber Road
Kinver, DY7 6HT

PROPERTY SUMMARY

A rare opportunity to acquire this beautifully improved period detached family home, enviably positioned on the edge of the National Trust-owned Kinver Edge and enjoying a stunning backdrop of mature trees and greenery. This characterful three/four-bedroom property offers exceptionally versatile accommodation, including two generous reception rooms, a superb open-plan dining kitchen fitted to a high specification and featuring bi-folding doors opening onto a balcony overlooking the attractive gardens. The first floor provides three double bedrooms, including a spacious principal bedroom with a stylish en-suite shower room, together with a luxurious family bathroom. EPC=D

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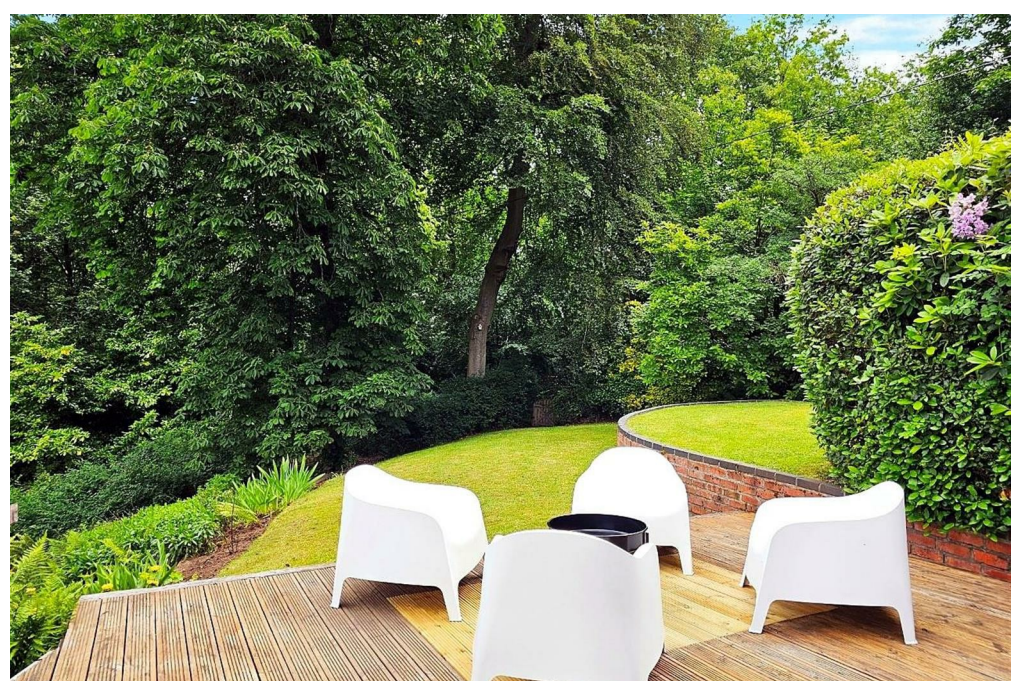


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LOCAL AUTHORITY

TENURE

Freehold

COUNCIL TAX BAND

G

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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.

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Kinver
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<https://www.edenmidcalf.co.uk/us/>