

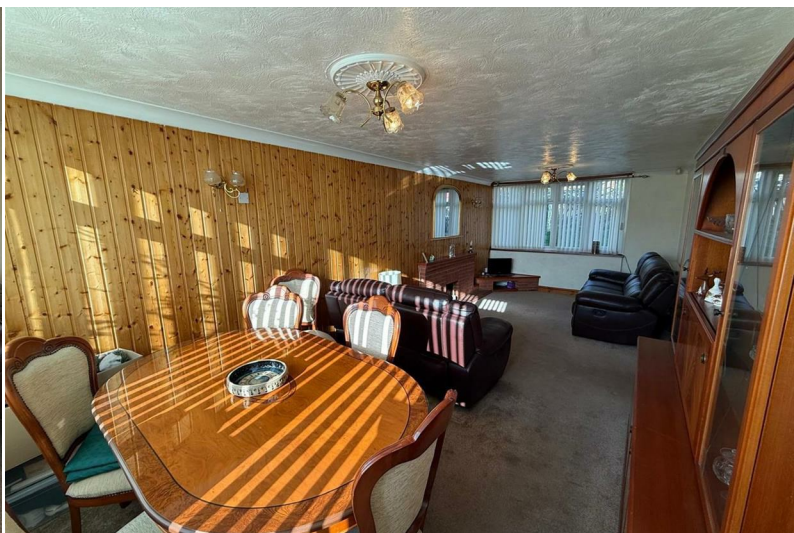
# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Harvington Walk

Rowley Regis, B65 9NW



# Harvington Walk

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£195,000



## Front of The Property

To the front of the property there is a pathway with mature foregarden of lawn and shrub borders.

## Porch

With a double glazed door leading from the front of the property, tiled floor, double glazed windows and door to entrance hall.

## Entrance Hall

11'9" x 7'10" (3.6 x 2.4)

With a double glazed door leading from porch, stairs to first floor landing, storage cupboard, doors to various rooms, tiled floor and a central heating radiator.

## Lounge Diner

23'11" x 10'5" (7.3 x 3.2 )

With a door leading from entrance hall, feature fire place, wall lights, space for seating and dining, double glazed windows to front and rear and two central heating radiators.

## Kitchen

12'9" x 7'10" (3.9 x 2.4 )

With doors leading from entrance hall and utility, fitted with a range of matching wall and base units with worksurfaces over, stainless steel sink and drainer with tiled splashback, integrated eye-level oven and grill, separate gas hob, space for dishwasher, fridge freezer, tiled floor and double glazed window to rear.

## Utility

With doors leading from kitchen and WC, plumbing for washing machine, space for tumble dryer, worktop, tiled floor and double glazed door to rear garden.

## WC

With a door leading from utility, WC, wash hand basin, tiled floor and double glazed window to side.

## Landing

With stairs leading from entrance hall, storage cupboard, doors to various rooms and a central heating radiator.

### Bedroom One

12'5" x 12'5" max (3.8 x 3.8 max )

With a door leading from landing, loft access, double glazed window to front and a central heating radiator.

### Bedroom Two

12'5" x 11'1" max (3.8 x 3.4 max )

With a door leading from landing, laminate floor, double glazed window to rear and a central heating radiator.

### Bedroom Three

7'10" x 8'10" (2.4 x 2.7)

With a door leading from landing, double glazed window to front and a central heating radiator.

### Bathroom

With a door leading from landing, bath with separate corner shower, WC, wash hand basin set into vanity unit, tiled walls, recessed spotlights, extractor, double glazed window to rear and a chrome central heating towel rail.

### Garden

With a double glazed door leading from utility to a block paved seating area, mature shrub borders, tap, access to outside store, rear gated access and potential for parking.



A satellite map view of a residential area. A red pin is placed on a road, indicating the location of the Oldbury Road Primary School. The road is labeled 'Oldbury Rd' in the bottom right corner. The map shows a grid of streets, green spaces, and buildings.

## A map of Rowley Regis, England, showing the location of Rowley Regis Hospital. The hospital is marked with a red 'H' icon and labeled 'Rowley Regis Hospital'. An orange location pin is placed near the hospital. The map includes labels for 'Throne Rd', 'Powell Rd', and 'M5'. The Google logo is visible in the bottom left corner, and 'Map data ©2026 Google' is in the bottom right corner.

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Please contact our Hunters Stourbridge Office  
on 01384 443331 if you wish to arrange a viewing appointment for this  
property or require further information.

**Energy Efficiency Rating**

| Rating                                      | Current | Potential |
|---------------------------------------------|---------|-----------|
| Very energy efficient - lower running costs | 85      | 85        |
| (92 plus) A                                 |         |           |
| (81-91) B                                   |         |           |
| (69-80) C                                   |         |           |
| (55-68) D                                   |         |           |
| (39-54) E                                   |         |           |
| (21-38) F                                   |         |           |
| (1-20) G                                    |         |           |
| Not energy efficient - higher running costs | 69      | 69        |

**Environmental Impact (CO<sub>2</sub>) Rating**

| Rating                                                          | Current | Potential |
|-----------------------------------------------------------------|---------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions | 85      | 85        |
| (92 plus) A                                                     |         |           |
| (81-91) B                                                       |         |           |
| (69-80) C                                                       |         |           |
| (55-68) D                                                       |         |           |
| (39-54) E                                                       |         |           |
| (21-38) F                                                       |         |           |
| (1-20) G                                                        |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions | 69      | 69        |

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