



Taylors

KINGSWINFORD, 23 Hawkeswell Dive

£230,000

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A MOST IMPRESSIVE MODERN MID TERRACED HOME, superbly located within a very desirable development, a short walk to supermarkets and amenities. The property is further enhanced by the **TWO CAR PARKING SPACES** and the **BEAUTIFULLY LANDSCAPED GARDEN**.

The **GOOD SIZED** and **STYLISH** layout is **WELL APPOINTED** and **TASTEFULLY PRESENTED** throughout, includes **GAS CENTRAL HEATING**, **UPVC DOUBLE GLAZING** and comprises: entrance hall with guest cloakroom/ WC off, a generous front lounge, full width fitted kitchen with integrated appliances, **TWO BEDROOMS** (bedroom 1 features built in wardrobes) and a beautifully appointed bathroom.

Located directly in front of the property are the **TWO CAR PARKING SPACES**. To the rear is a **LANDSCAPED GARDEN**, which has been designed and is laid out for low maintenance purposes. The garden includes a block paved patio, artificial lawn with slate chipped borders either side and steps down to further slate chippings, garden shed and rear gated access.

Tenure: FREEHOLD. Construction: brick with a pitched tiled roof.
Services: all main services connected. Broadband/Mobile coverage:
Visit: checker.ofcom.org.uk/en-gb/broadband-coverage. Flood Risk Assessment: VERY LOW. Council Tax Band B. EPC C.

Entrance Hall -

Guest Cloakroom/ WC - 1.45m x 0.91m (4'9" x 3'0")

Lounge - 4.5m x 2.59m (14'9" x 8'6")

Kitchen - 3.89m x 2.36m (12'9" x 7'9")

Bedroom 1 - 3.3m x 2.54m (10'10" x 8'4") min.

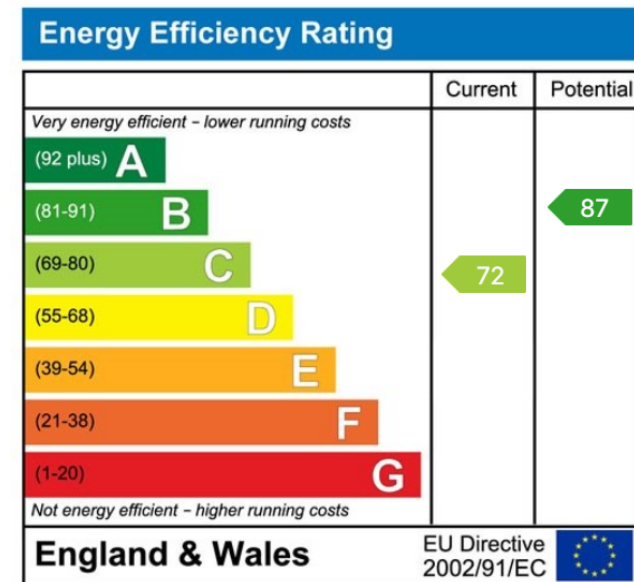
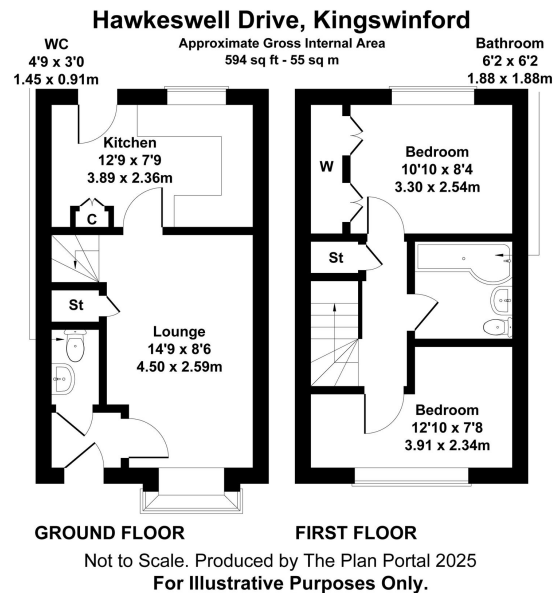
Bedroom 2 - 3.91m x 2.34m (12'10" x 7'8") max.

Bathroom - 1.88m x 1.88m (6'2" x 6'2")





- MODERN MID TERRACE
- TWO BEDROOMS
- GROUND FLOOR WC
- GOOD SIZED LOUNGE
- FULL WIDTH KITCHEN
- IMPRESSIVE BATHROOM
- TWO CAR PARKING SPACES
- LANDSCAPED REAR GARDEN
- CUL DE SAC
- SOUGHT AFTER LOCATION



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