



Taylors

Scotts Green Close, Dudley, DY1 2DU

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A LARGE & MOST APPEALING THREE BEDROOM, SEMI DETACHED FAMILY HOME set beyond a LARGE DRIVEWAY and enjoying a private landscaped rear garden. Available with NO UPWARD CHAIN, the property is convenient for schools, shops and excellent commuter routes, available close by. The GENEROUS accommodation is VERY WELL PROPORTIONED throughout, includes GAS CENTRAL HEATING, UPVC DOUBLE GLAZING and comprises: entrance porch, reception hall, large lounge, separate dining room / further reception room, modern well fitted dining kitchen, and lobby with ground floor shower room off. To the first floor are THREE GOOD SIZED BEDROOMS and house bathroom. The LARGE FRONT DRIVEWAY provides ample off road parking for several vehicles. The private rear garden , backs onto school grounds and features a paved patio, a further side 'block paved' patio with gated side access off. Scotts Green is conveniently located off the 'Scotts Green' island and offers a very popular and convenient location, which, whilst close to popular schools, is well placed for shops, the Merry Hill Shopping Centre, Russells Hall Hospital and there are excellent road links for commuters.

ROOM DIMENSIONS

GROUND FLOOR

Entrance Porch - 2.72m x 0.89m (8'11" x 2'11")

Reception Hall - 4.78m x 1.96m (15'8" x 6'5") max.

Lounge - 3.78m x 3.51m (12'5" x 11'6")

Dining Room / Further Reception Room - 3.35m x 3.12m (11'0" x 10'3")

Kitchen - 3.25m x 2.97m (10'8" x 9'9")

Ground Floor Shower Room - 2.21m x 1.19m (7'3" x 3'11")

FIRST FLOOR

Landing

Bedroom 1 - 3.56m x 3.43m (11'8" x 11'3")

Bedroom 2 - 3.56m x 3.33m (11'8" x 10'11")

Bedroom 3 - 2.34m x 2.31m (7'8" x 7'7")

First Floor House Bathroom - 2.31m x 1.7m (7'7" x 5'7")

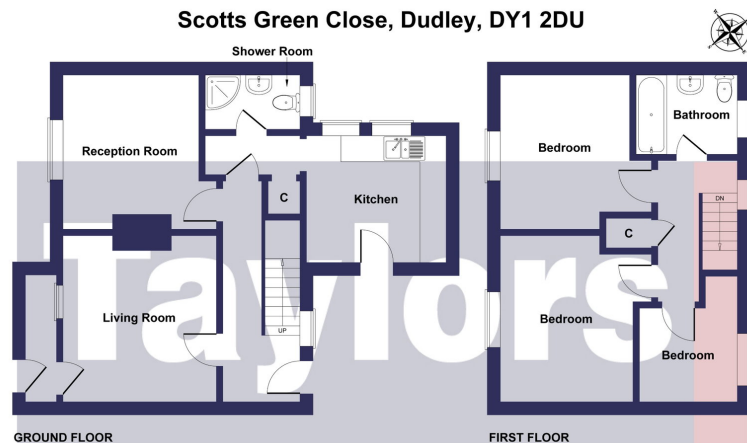
OUTSIDE

Extensive Frontage with Good Sized Driveway

Rear Garden

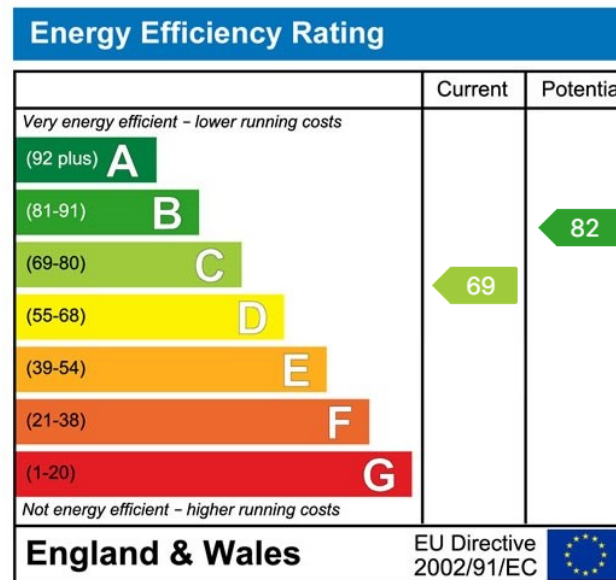
Tenure: FREEHOLD. Construction: standard brick walls and tiled/ flat roof. Services: All main services are connected. Broadband/Mobile coverage: Visit: checker.ofcom.org.uk/en-gb/broadband-coverage. Current Flood Risk Assessment: Very Low. Council Tax Band A. EPC: C. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage AML checks on our behalf if you have an offer accepted on this property (£48 per buyer).





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- LARGE & MOST APPEALING SEMI DETACHED FAMILY HOME
- THREE GOOD SIZED BEDROOMS
- MODERN DINING KITCHEN
- LARGE DRIVEWAY
- CONVENIENT LOCATION
- NO UPWARD CHAIN
- TWO RECEPTION ROOMS
- GROUND FLOOR SHOWER ROOM/ WC
- PRIVATE LANDSCAPED REAR GARDEN
- RUSSELLS HALL HOSPITAL & MERRY HILL SHOPPING COMPLEX CLOSE BY



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