



Herondale Road, Stourbridge

Offers in the Region Of £240,000

Features:

- Semi detached house
- Three bedrooms
- Extremely spacious lounge
- Kitchen
- Family bathroom
- Generous rear garden
- Ample off road parking and garage
- EPC - TBC

Description:

This extremely generous three bedroom semi detached house, ideal for families due to its large rear garden, overall plot, and ample parking space. The property in brief: Porch, generous lounge with fireplace, and sliding patio doors leading to the rear garden, ideal for summertime. The kitchen leads on from the lounge and benefits from an integrated gas hob, electric oven as well as space for a fridge/freezer and washing machine. The garage is also situated to the front of the property, and there could be potential to extend the kitchen subject to planning permission. Upstairs, bedroom one offers enough space to host a super-king sized bed, double bedroom two sits to the front of the property as does the well-proportioned bedroom three. The modern family bathroom has a white suite and has a bath with overhead shower. Outside: To the rear, the garden offers an extremely generous amount of space with patio area from the doors and to the side, offering space for a shed and plenty of patio furniture. Following on, there is lawn space and also decking situated to the back of the property. There is also a tranquil pond complimenting the garden with an additional water feature. The rear fence has recently been replaced. To the front, there is an ample driveway, with gates to the side, offering enough space for several cars. This property is situated in a sought after family location, near to local schools for all ages. There is a close-by playing field, as well as Bunkers Woods and Mary Stevens park both being in close proximity. There are plenty of local shops and amenities to hand, with direct road links to both Stourbridge Town and Wollaston Village. These road links also offer access to Stourbridge ring road, leading on to Birmingham city centre and Merry Hill.



Details:

Entrance Porch

Lounge

15' 5" x 16' 5" (4.70m x 5.00m)

Kitchen

12' 8" x 7' 3" (3.86m x 2.21m)

Garage

15' 5" x 8' 0" (4.70m x 2.44m)

Bedroom One

15' 5" x 9' 7" (4.70m x 2.92m)

Bedroom Two

15' 4" x 8' 4" (4.67m x 2.54m)

Bedroom Three

12' 7" x 6' 8" (3.83m x 2.03m)

Family Bathroom

7' 6" x 6' 2" (2.28m x 1.88m)

EPC Rating:

Council Tax Band: C (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on
01384 319 400.



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Need a mortgage?

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Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

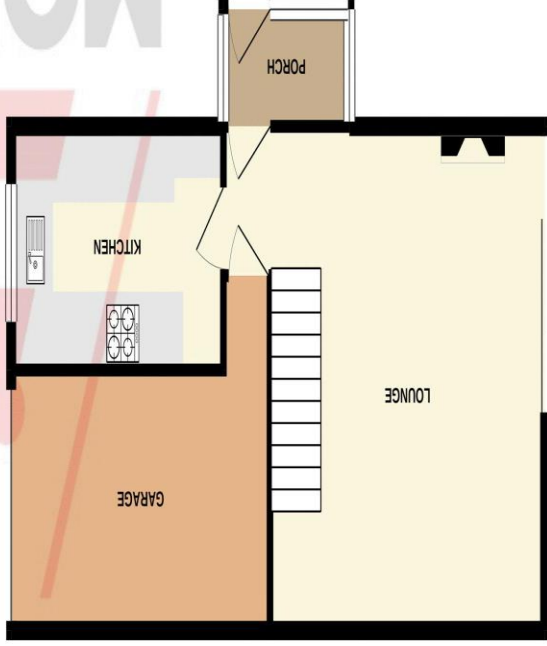
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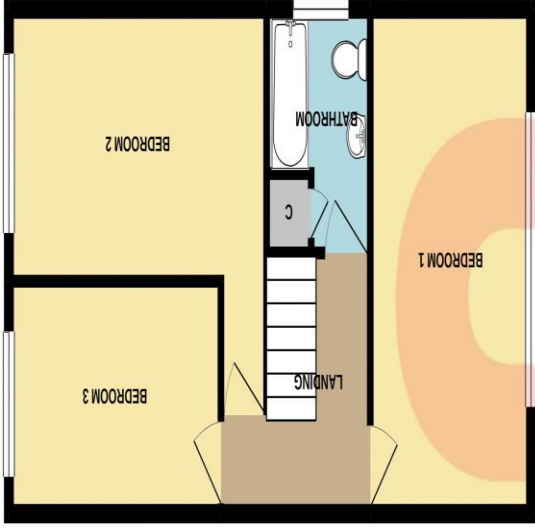
GROUND FLOOR

516 sq. ft. (47.9 sq. m.) approx.



1ST FLOOR

479 sq. ft. (44.5 sq. m.) approx.



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TOTAL FLOOR AREA: 995 sq. ft. (92.4 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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