



Hill Top, Stourbridge
Offers in the Region Of £185,000

Features:

- Semi detached house
- Three bedrooms
- Lounge/diner
- Modern kitchen and utility
- Family bathroom and downstairs WC
- Rear garden
- Driveway
- EPC - TBC

Description:

This deceptively spacious three bedroom semi detached house, finished to a modern standard throughout.

The property in brief: Entrance hall leading to the lounge/diner. The lounge has a fireplace and lies open to the dining space, which benefits from a patio door to the rear garden. Back through to the kitchen, which has an integrated fridge/freezer, dishwasher and an electric hob and oven. Following on is the utility room, which has space for a washing machine and tumble dryer, and benefits from a sink. There is also a downstairs guest WC. Upstairs: Bedroom one is double in size, and benefits from an integrated wardrobe. There is a further double bedroom two, and a generous bedroom three, which is currently used as a study. The family bathroom has a modern white suite, with a bath and overhead shower.

Outside: The rear garden has a patio area, followed on by lawn. To the end is a garden shed for storage. To the front is a driveway for several cars, as well as side access to the rear of the property.

This property is located near to local shops and amenities, with more shops and supermarkets being accessed in Stourbridge Town. There are local schools for all ages nearby, as well as Stevens Park. For commuters, there are road links to Birmingham and the M5, as well as Stourbridge Junction being less than two miles away, providing rail links to Birmingham, London and Worcester.



Details:

Entrance Hall

Lounge

12' 2" x 12' 8" (3.71m x 3.86m)

Dining Room

9' 3" x 8' 8" (2.82m x 2.64m)

Kitchen

7' 8" x 11' 9" (2.34m x 3.58m)

Utility

10' 8" x 5' 7" (3.25m x 1.70m)

WC

4' 9" x 3' 1" (1.45m x 0.94m)

Bedroom One

12' 1" x 11' 9" (3.68m x 3.58m)

Bedroom Two

10' 1" x 12' 2" (3.07m x 3.71m)

Bedroom Three

8' 8" x 8' 9" (2.64m x 2.66m)

Bathroom

7' 1" x 8' 8" (2.16m x 2.64m)

EPC Rating:

Council Tax Band: B (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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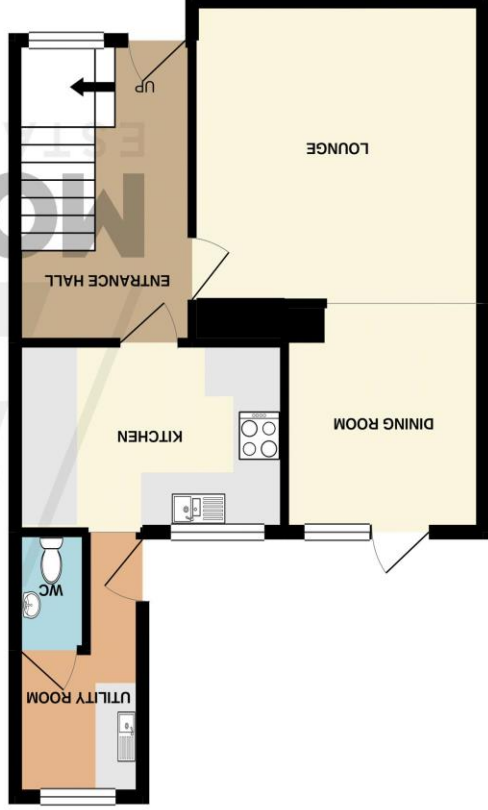
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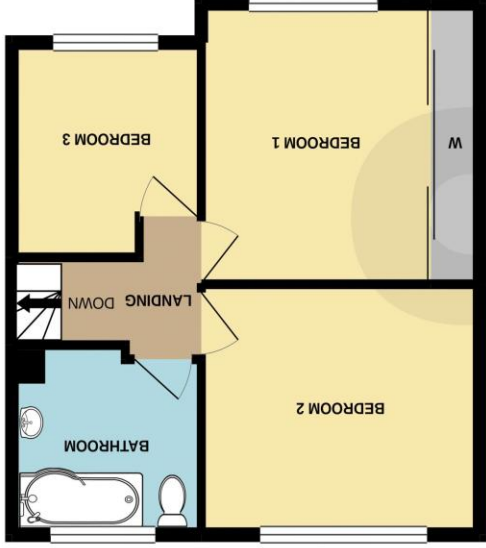
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GROUND FLOOR
475 sq.ft. (44.1 sq.m.) approx.



1ST FLOOR
422 sq.ft. (39.2 sq.m.) approx.



TOTAL FLOOR AREA : 897 sq.ft. (83.3 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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