



Lychgate Avenue, Stourbridge
Offers in The Region of £219,950

Features:

- No onward chain
- Semi detached dormer bungalow
- Three bedrooms
- Two reception rooms
- Potential for a fourth bedroom
- Rear garden with lawn
- Driveway and garage
- EPC rating G

Description:

This Three Bedroom Semi Detached Dormer Bungalow with plenty of prospective and no onward chain. This property has the potential for a fourth bedroom, as well as benefiting from two receptions and off road parking.

The property in brief: The Entrance Porch and Hallway lead to the Lounge with fireplace overlooking the rear Garden, through to the Kitchen which has space for an oven, fridge/freezer, washer/dryer and has plenty of cupboard storage along with a pantry. Bedroom Two has a built in wardrobe with sliding door and is adjoined by Bedroom Three to the front of the property. The Bathroom is also located on this level.

The generous Bedroom One is located on the first floor, with plenty of space for a king-sized bed and other bedroom furniture. The landing is extremely spacious and has the potential to be turned into a third Bedroom subject to planning permission.

Outside, the rear Garden is accessed via the side of the property and is made up of lawn and other greenery, and would be ideal for landscaping in the summertime. The front also has lawn as well as a driveway for two cars and a Garage.

This property is ideally located in Pedmore near to several local shops and amenities including a petrol station and doctors surgery. The A491 Hagley Road into Stourbridge Town Centre is also close by providing access to supermarkets and further amenities. Local bus routes include the 7 to Merry Hill and Dudley and the 298 to Stourbridge. Stourbridge Junction is just over a mile away proving public rail services to Birmingham City Centre and Worcester.



Details:

Entrance Porch

Entrance Hall

Lounge

15' 9" x 12' 5" (4.80m x 3.78m)

Sitting Room

11' 8" x 10' 9" (3.55m x 3.27m)

Kitchen

12' 0" x 6' 3" (3.65m x 1.90m)

Bedroom Two

12' 5" x 14' 0" (3.78m x 4.26m)

Bathroom

7' 9" x 5' 5" (2.36m x 1.65m)

Bedroom One

17' 2" x 14' 5" (5.23m x 4.39m)

EPC Rating: G

Council Tax Band: D (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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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.

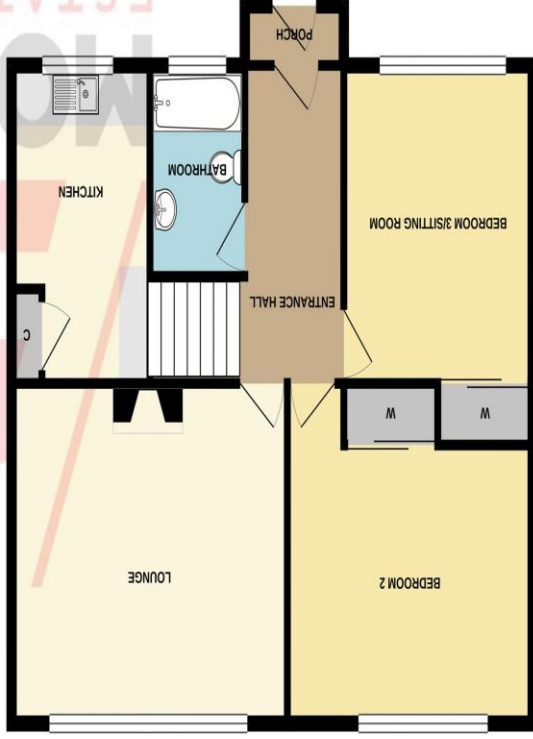
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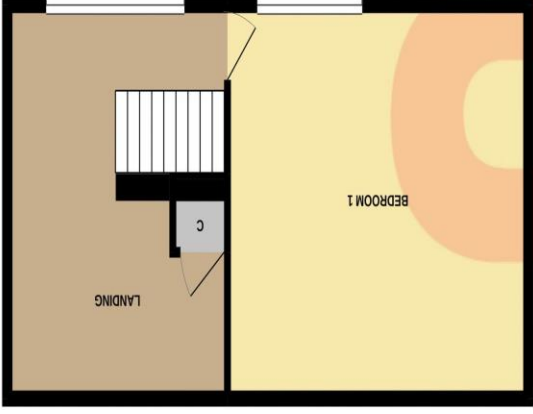
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GROUND FLOOR
729 sq. ft. (67.8 sq. m.) approx.



1ST FLOOR
429 sq. ft. (39.8 sq. m.) approx.



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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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TOTAL FLOOR AREA: 1158 sq. ft. (107.6 sq. m.) approx.

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