



Western Road, Stourbridge
Offers in The Region of £289,950

Features:

- Four-Bedroom Semi-Detached House
- 2 Spacious Reception Rooms
- Fitted Kitchen & Downstairs' WC
- 3 Double Bedrooms with Wardrobes
- Fourth Bedroom & Shower to Attic Space
- Low-maintenance Rear Garden
- Highly Sought-After Location
- EPC Rating D

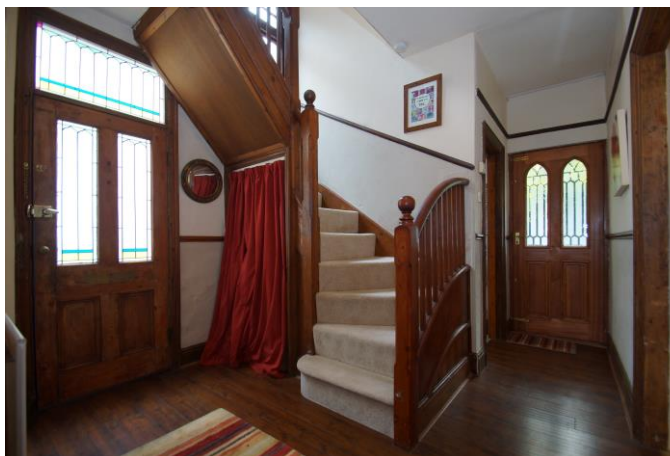
Description:

AP Morgan are pleased to offer this period four bedroom semi-detached property. The Property is located in the highly desirable location of 'The Old Quarter'. This unique property finds itself closely positioned to Stourbridge Town Centre, local amenities, popular local pubs, good schools such as: Greenfield primary school, Gigmill and Redhill and an abundance of transport links.

The layout in brief comprises: Entrance Hall, Cloakroom/Guest WC. Spacious lounge with feature fireplace. Separate dining room and a fitted kitchen with built in oven, hob and extractor hood.

To the first floor there is a family bathroom, spacious master bedroom with fitted wardrobes. Two further generous double bedrooms both with fitted wardrobes. To the second floor; fourth double bedroom and shower room still with storage space.

The property further benefits from a pleasant court yard style rear Garden, Double Glazing throughout, and Gas-fired Central Heating System. Viewing is highly recommended to fully appreciate what it has to offer.



Details:

Entrance Hall

Cloakroom/Guest WC

6' 5" x 4' 0" (1.95m x 1.22m)

Lounge

14' 0" x 12' 0" (4.26m x 3.65m)

Dining Room

10' 0" (excluding bay) x 9' 11" (3.05m x 3.02m)

Fitted Kitchen

10' 10" x 8' 11" (3.30m x 2.72m)

Master bedroom

14' 0" x 10' 11" (max) (4.26m x 3.32m)

Bedroom Two

11' 0" x 8' 11" (3.35m x 2.72m) (both max)

Bedroom Three

10' 1" x 9' 11" (max) (3.07m x 3.02m)

Bedroom Four

12' 1" x 10' 2" (3.68m x 3.10m)

Shower Area

7' 8" x 4' 4" (2.34m x 1.32m)

EPC Rating: D

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.



How can we help you?

Need a mortgage?

We recommend Morgan Financial Solutions. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01384 319 400, or visit their website for more information: www.morganfs.co.uk

Property to sell?

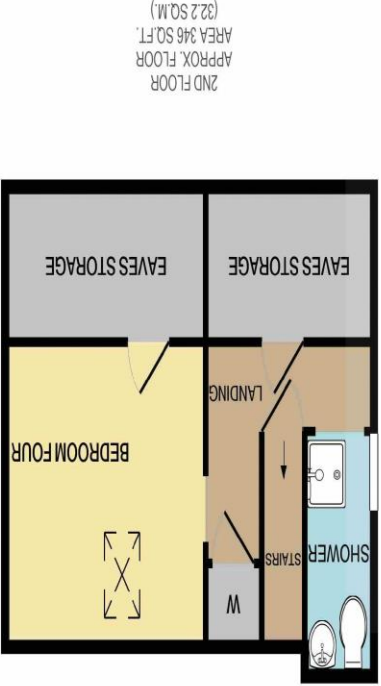
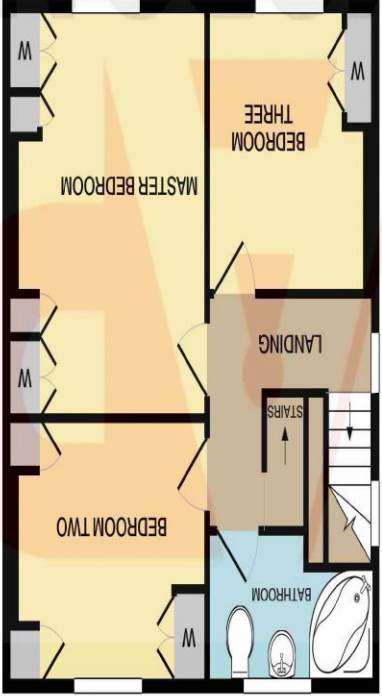
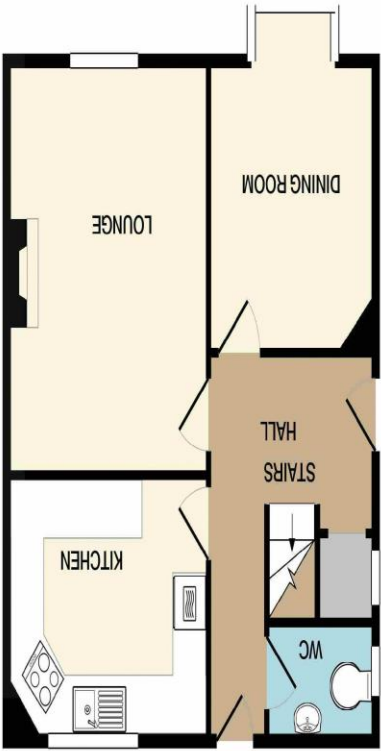
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

Need a removal company and storage?

A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.



TOTAL APPROX. FLOOR AREA 1352 SQ.FT. (125.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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