



humberstones
homes

166 SUMMERFIELDS AVENUE, HALESOWEN, WEST MIDLANDS, B62 9NU
£299,950





DESCRIPTION

This fabulous well presented family home has just been modernised throughout with the accommodation reconfigured to cater for the needs of the modern family. Set in sought after Hurst Green area of Halesowen and comes with no upward chain. The accommodation briefly comprises on the ground floor of entrance porch, entrance hall, lounge, stunning 28ft refitted Kitchen/diner and shower room. At first floor level there is a landing, master bedroom with ensuite three further double bedrooms and family bathroom. Externally to the front there is a large driveway and access to garage, and to the rear there is a lawned garden. The property benefits from gas central heating (combi boiler) and upvc double glazing. EPC Rating: D

Part glazed upvc door leads to Entrance Porch

Having tiled floor, single panel radiator, two ceiling light points and double doors to the entrance hall.

Entrance Hall

Having laminate flooring, under stairs recess, single panel radiator, stairs to first floor landing, ceiling light point and door to lounge and kitchen.

Lounge 14' 7" x 12' 4" (4.44m x 3.76m)

Front Facing - Having laminate flooring, feature fire surround with electric fire, single panel radiator, two wall light points, ceiling light point and door to kitchen.

Kitchen/Diner 28' 0"max x 9' 1"min (8.53m x 2.77m)

Rear Facing - Fitted with a range of wall and base units with work surfaces over, breakfast bar with stools, inset sink unit, courtesy tiling, built in electric oven with gas hob over and cooker hood above, recessed fridge freezer, plumbing for, dishwasher, washing machine, feature lighting, tiled flooring, single panel radiator, column radiator, concealed wall mounted combination gas central heating boiler, patio door to rear garden, further door to garden and passage with access to shower room and garage.

Downstairs Shower Room

Having corner shower cubicle with electric shower, low level wc, hand basin set into vanity unit, heated towel rail, tiled floor and walls, extractor and recessed ceiling lights.

First Floor Landing

Having doors to bedrooms and bathroom, laminate flooring, access to loft space and ceiling light point.

Master Bedroom 15' 5" x 7' 8" (4.70m x 2.34m)

Front Facing - Having laminate flooring, single panel radiator and ceiling light point.

Dressing Room/Study

Rear Facing - Having laminate flooring, single panel radiator and recessed ceiling lights.

Ensuite Shower room

Having corner shower cubicle with electric shower, low level wc, pedestal wash hand basin, tiled floor and walls, heated towel rail, extractor and ceiling light point.

Bedroom Two 13' 10" x 12' 0" (4.21m x 3.65m)

Front Facing - Having laminate flooring, single panel radiator and ceiling light point.

Bedroom Three 12' 0" x 10' 0" (3.65m x 3.05m)

Rear Facing - Having laminate flooring, single panel radiator and ceiling light point.

Bedroom Four 9' 2"max x 7' 0"max (2.79m x 2.13m)

Front Facing - Having built in wardrobe over stair bulkhead, laminate flooring, single panel radiator and ceiling light point.

Bathroom 6' 10" x 5' 5" (2.08m x 1.65m)

Rear Facing - Having paneled bath with shower over and screen, low level wc, pedestal wash hand basin, tiled floor and walls, heated towel rail, extractor and ceiling light point.

Frontage

Having driveway with off road parking for multiple vehicles and access to garage.

Garage 14' 9" x 7' 8" (4.49m x 2.34m)

Having up and over door power and light.

Rear

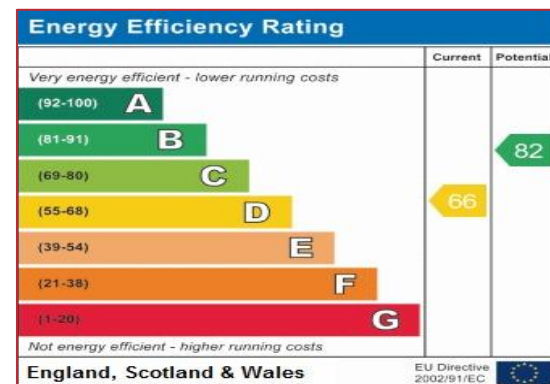
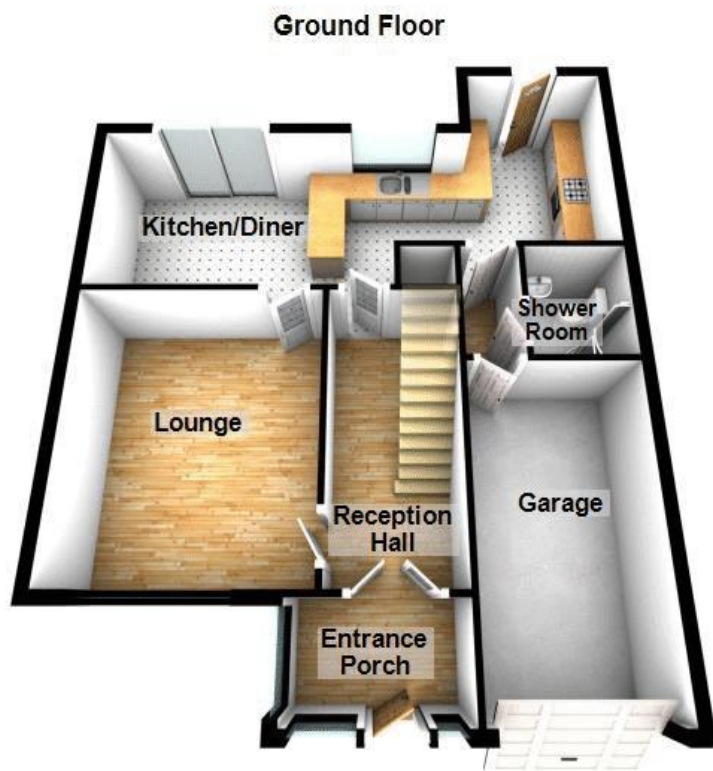
Enclosed garden predominantly laid to lawn.

Tenure

The agents are advised that the property is freehold. The agents have not checked the legal documents to verify the status of the property. We therefore advise the buyers to satisfy themselves on the tenure.

Property Related Services

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