



## High Arcal Road, The Straits, Dudley, West Midlands, DY3 3AP

- DETACHED BUNGALOW
- NO UPWARD CHAIN
- GATED OFF ROAD PARKING
- FANTASTIC POTENTIAL THROUGHOUT
- TWO BEDROOMS
- DESIRABLE LOCATION
- FULL WRAP AROUND GARDEN
- IDEAL FOR DOWNSIZERS

Offers Over £300,000

**HUNTERS**  
HERE TO GET *you* THERE

# High Arcal Road, The Straits, Dudley, West Midlands, DY3 3AP

## DESCRIPTION

Hunters are delighted to present this detached bungalow being sold with no upward chain. Occupying a delightful position on the ever popular Straits development, this property promises to be an excellent choice for those looking to downsize.

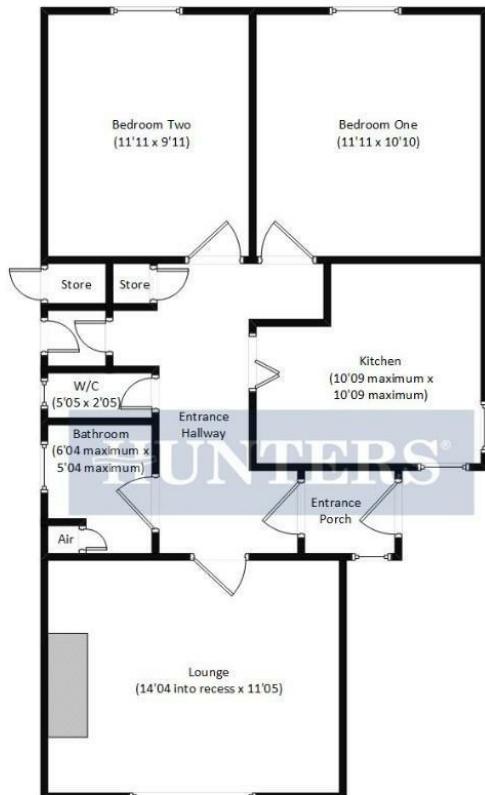
Offering fantastic potential throughout, the property is to briefly comprise of an entrance hall, comfortable lounge, two bedrooms, kitchen and house bathroom with separate w/c. A full wrap around garden and gated off road parking exude the cub appeal of the property with a garage providing suitable storage.

Also well located to Gornal Wood village offering a variety of local amenities including shops, a butchers and laundrette - a close community feel is apparent in these parts.

To arrange a viewing please call the office and speak with a member of our sales department who will be happy to help!







This floorplan is for illustrative purposes only and all measurements are approximate and not drawn to scale.

### Viewings

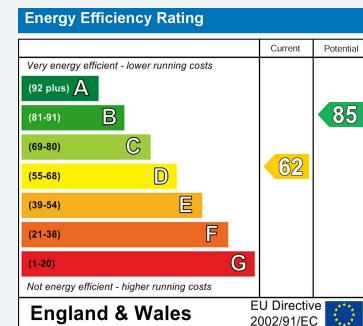
Please contact [sedgley@hunters.com](mailto:sedgley@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.