



## Beacon Lane

Dudley, DY3 1NB

Offers In The Region Of £199,950



Presenting to the market a fantastic THREE BEDROOM SEMI-DETACHED PROPERTY located ideally within close proximity to Sedgley Town Centre offering great local schools, amenities and transport links. The property has been well maintained throughout and benefits from modern double glazing, gas central heating and refitted bathroom. This is a fantastic opportunity to purchase an ideal family home in a great location and is definitely not an opportunity to miss.

The property is to briefly comprise of; entrance hall, lounge, kitchen dining room, landing, three bedrooms, family bathroom, off-road parking and large rear garden.

VIEWING IS HIGHLY RECOMMENDED.



Lounge 12'0" x 16'5" (3.65 x 5)

Kitchen Dining Room 7'10" x 16'11" (2.38 x 5.15)

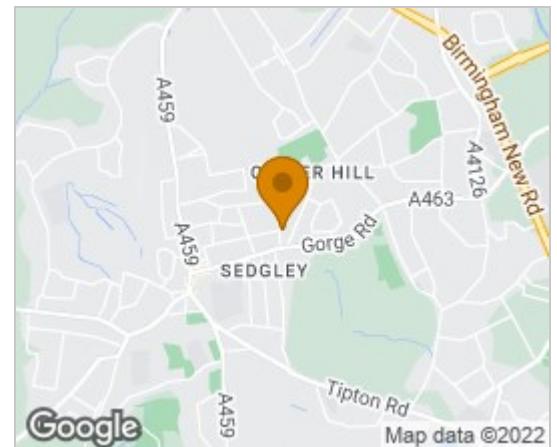
Bedroom One 7'11" x 11'3" (2.42 x 3.43)

Bedroom Two 12'9" x 8'6" (3.88 x 2.59)

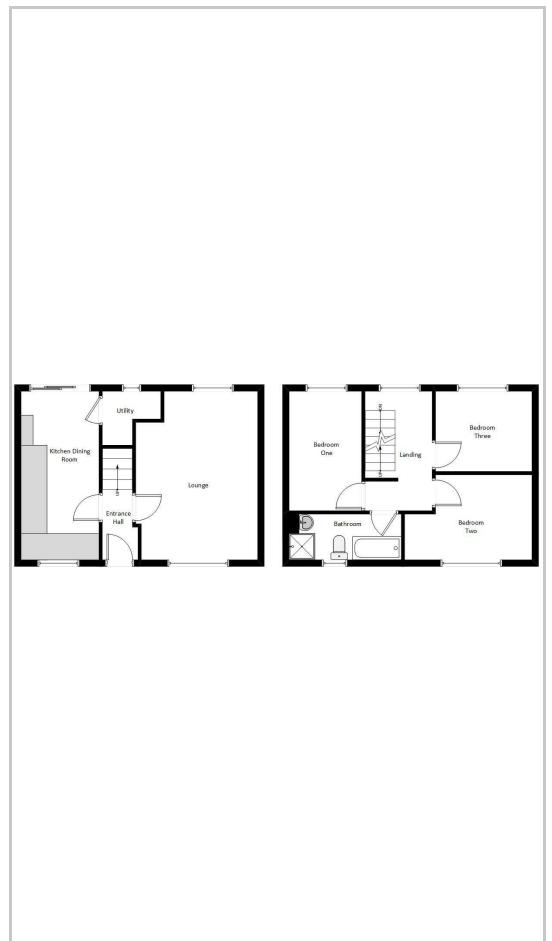
Bedroom Three 9'8" x 7'9" (2.95 x 2.35)

Bathroom 11'3" x 4'8" (3.44 x 1.43)

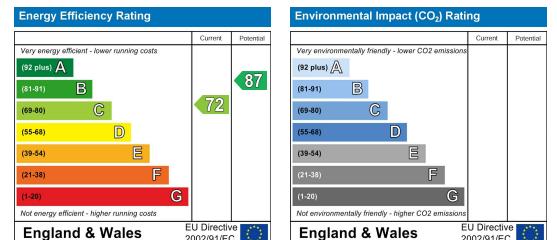
## Area Map



## Floor Plans



## Energy Efficiency Graph



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.

3-5 Bilston Street, Sedgley, DY3 1JA

Tel: 01902 672274 Email: [sedgley@hunters.com](mailto:sedgley@hunters.com) <https://www.hunters.com>