

HUNTERS®

HERE TO GET *you* THERE



Gerald Road
Stourbridge, DY8 4SA

£425,000



Council Tax: B



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Front of the Property

To the front of the property is a tarmacadam driveway with gates leading to detached garage, accessed to the rear garden and steps leading to front door.

Entrance Hall

With a double glazed door from the front of the property, doors to various rooms, contemporary glass and oak staircase to first floor landing, under stairs storage cupboard and a central heating radiator.

Lounge

12'7" x 10'10" (3.84 x 3.32)

With a door leading from the entrance hall, double glazed bay window to front, feature log burning stove with brick built surround, wooden mantle and a central heating radiator.

Kitchen Family Room

25'4" x 15'6" (7.74 x 4.73)

With a door leading from the entrance hall, leading to a modern fitted kitchen with a range of wall and base units, solid oak work surfaces with tiled splash back, one and a half bowl Belfast sink, double oven, induction hob with extractor above, space for American style tall fridge freezer, plumbing for dishwasher, tiled flooring, lounge dining area with Bi-fold doors to rear garden, two Velux windows with fitted electric blinds, double glazed window to rear, recessed spotlights, door leading to bathroom and three central heating radiators.

Bathroom/ Utility

With a door leading from the Kitchen, bathtub, WC, wash hand basin set into vanity unit, fully tiled walls, tiled flooring, extractor fan, double glazed window to rear, vertical style radiator, storage cupboard with plumbing for washing machine and space for tumble dryer.

First Floor Landing

With stairs leading from the entrance hall and doors to various rooms.

Bedroom One

13'4" x 10'9" (4.07 x 3.28)

With a door leading from the first floor landing, double glazed bay window to front and a central heating radiator.

Bedroom Two

11'4" x 10'11" (3.47 x 3.34)

With a door leading from the first floor landing, double glazed window to rear, loft access with a fitted loft ladder and a central heating radiator.

Bedroom Three

9'8" x 6'4" (2.95 x 1.94)

With a door leading from the first floor landing, double glazed window to front and a central heating radiator.

Bedroom Four

7'8" x 6'4" (2.34 x 1.95)

With a door leading from the first floor landing, double glazed window to front and a central heating radiator.

Shower Room

With a door leading from the first floor landing, walk in shower cubicle, WC, wash hand basin, fully tiled walls, tiled flooring, double glazed window to rear and a chrome heated towel rail.

Garden

With Bi-fold doors leading from the Kitchen Family room to this fully landscaped rear garden, with large patio area, steps leading up to lawn, further decked seating area, pagoda with entertaining space, garden room to rear and gates leading to driveway and garage.

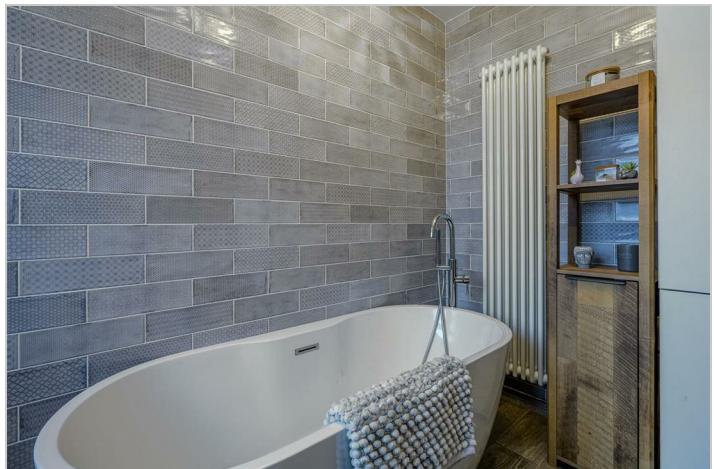
Garden Room

36'8" x 10'8" (11.20 x 3.26)

Double glazed doors leading to the decked area, currently used as entertaining sports space with bar, heating, internet, power and lighting.

Detached Garage

With an electric garage door to front, fitted with power and light.



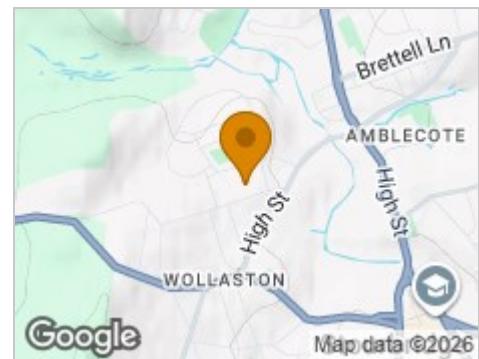
Road Map



Hybrid Map



Terrain Map

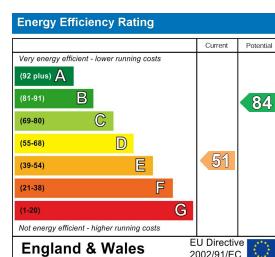


Floor Plan



Energy Efficiency Graph

Please contact our Hunters Stourbridge Office on 01384 443331 if you wish to arrange a viewing appointment for this property or require further information.



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.