

# HUNTERS®

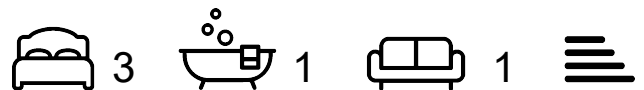
HERE TO GET *you* THERE



## Coldstream Drive

Stourbridge, DY8 5QZ

£300,000

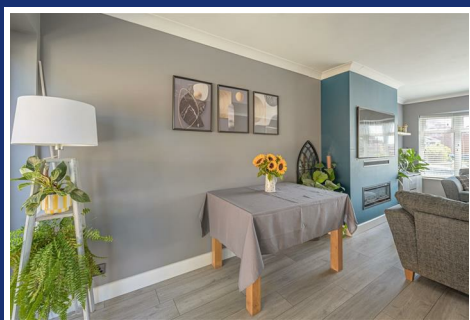




# 24 Coldstream Drive

Stourbridge, DY8 5QZ

£300,000



## Front of the Property

With a block paved driveway to front, decorative chipping stones, up and over door to garage and double glazed door to front.

## Entrance Hall

With a double glazed door and windows to front, access to store, stairs to the first floor landing, door leading to the lounge and a central heating radiator.

## Lounge / Dining Room

24'0" max x 12'9" max (7.34 max x 3.89 max)

With a door leading from the entrance hall, double glazed window to front, media wall with electric fire, opening to dining area, door leading to kitchen, double glazed sliding door to garden and two central heating radiators.

## Kitchen

8'1" x 10'5" (2.47 x 3.18 )

With a door leading from the lounge, range of fitted wall and base units with worksurfaces over, tiled splash back, plumbing for washing machine, space for fridge, one and a half bowl stainless steel sink and drainer, opening to store, gas hob, double glazed window to rear, double glazed door to garden and a central heating radiator.

## Landing

With stairs leading from the entrance hall, doors leading to various rooms, storage cupboard, loft access and a double glazed window to side.

## Bedroom One

12'3" x 10'9" (3.74 x 3.30 )

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

## Bedroom Two

10'0" x 10'9" (3.06 x 3.28)

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

## Bedroom Three

9'5" x 7'10" (2.88 x 2.39)

With a door leading from the entrance hall, double glazed window to rear and a central heating radiator.

## Bathroom

5'5" x 7'8" (1.66 x 2.34)

With a door leading from the landing, tiled walls, WC, wash hand basin set into vanity unit, bath with waterfall shower over, double glazed window to front and a chrome heated towel rail.

## Summerhouse

10'8" x 20'6" (3.27 x 6.27)

With double glazed french doors leading from the garden, double glazed windows to front, power and light.

## Garden

With doors leading from the dining area and kitchen, patio area, decorative chipping stones, decked seating area, double glazed french doors to summerhouse and door to garage.

## Garage

16'9" x 7'10" (5.12 x 2.41)

With an up and over door to front, power and light, outdoor tap, window to rear and door to garden.



Road Map



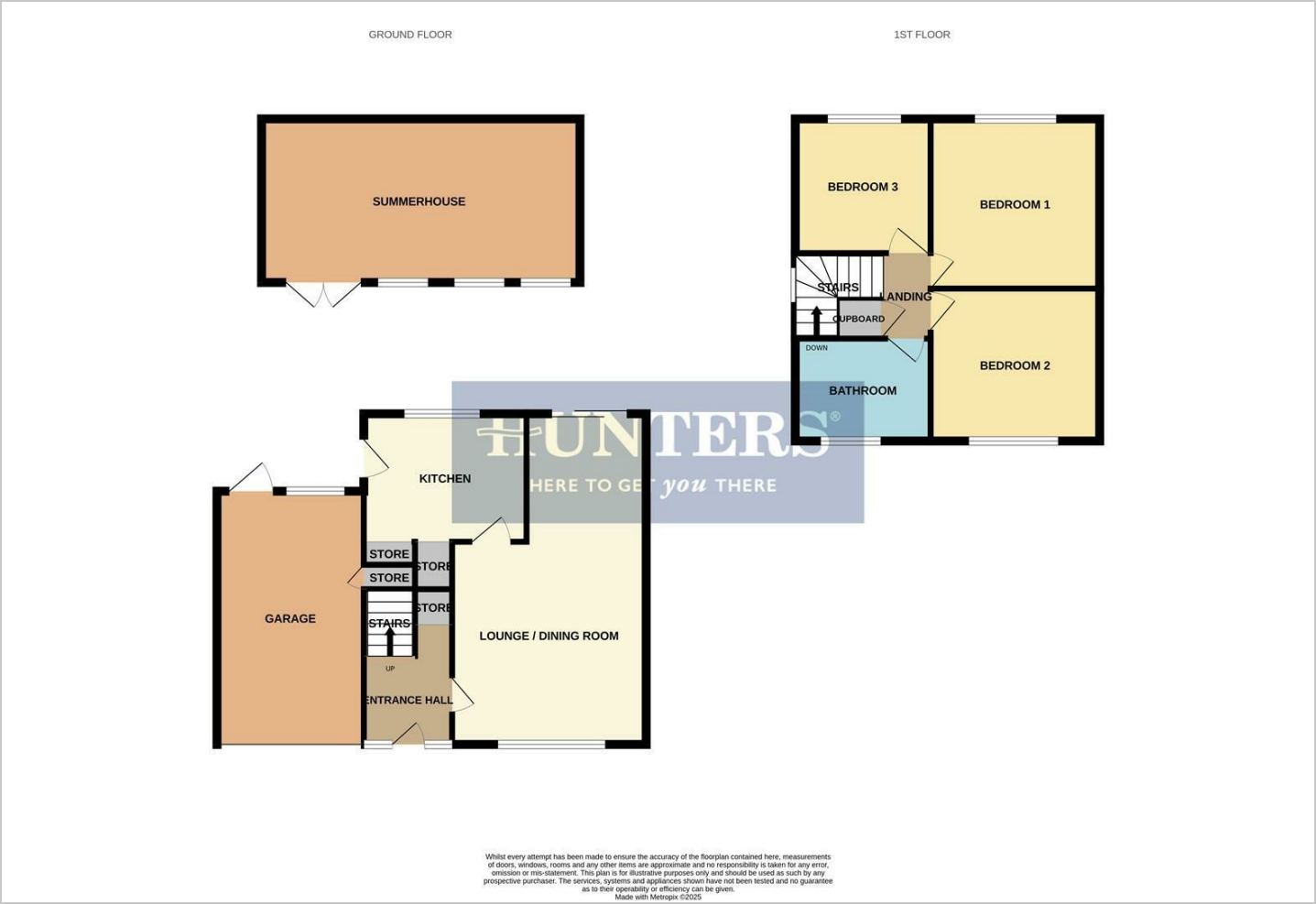
Hybrid Map



Terrain Map



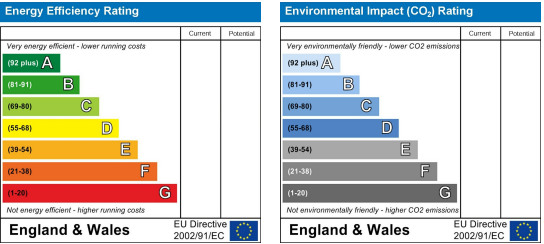
Floor Plan



Viewing

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

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.