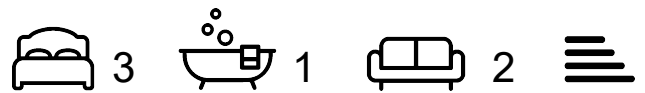


# HUNTERS®

HERE TO GET *you* THERE



High Street  
Wall Heath, DY6 0HA



Council Tax: B





# High Street

Wall Heath, DY6 0HA

Offers In Excess Of £250,000



## Front of the property

With a small tarmacadam area to the front of the property and a door leading to the hall.

## Entrance Hall

With a door leading from the front of the property, laminate flooring, stairs leading to the cellar and doors to the lounge and sitting/dining room.

## Lounge

11'1" x 10'9" (3.4 x 3.3)

With a door leading from the entrance hall, double glazed window to the front, laminate flooring, double glazed window to the front, electric fire place and a central heating radiator.

## Sitting/Dining Room

14'1" x 11'1" (4.3 x 3.4)

With a door leading from the entrance hall, door with stairs to the first floor, open to the kitchen, log burner with brick hearth and surround, double glazed window to the rear and a central heating radiator.

## Kitchen

9'10" x 7'2" (3 x 2.2)

Opening from the sitting/dining room this kitchen is fitted with a range of wall and base units, work surfaces with tiled splash back, electric oven and gas hob with stainless steel cooker hood above, integrated fridge/freezer, plumbing for a washing machine and dishwasher, one and a half bowl stainless steel sink and drainer, double glazed window to the side, door to the rear hall and tiled flooring.

## Rear Hall

With a door leading from the kitchen, useful storage cupboard with boiler, tiled flooring, door to the bathroom and a double glazed door to the side leading to the rear garden.

## Bathroom

With a door leading from the rear hall, bath with shower over, WC, wash hand basin, chrome heated towel rail, double glazed window to the side, tiled flooring and walls.

## Cellar

10'9" x 9'2" (3.3 x 2.8)

With stairs leading from the hall and having tiled flooring, power, lighting and a central heating radiator.

## Landing

With stairs leading from the sitting/dining room, doors to various rooms and loft access.

Tel: 01384 443331

### Bedroom One

11'1" x 10'9" (3.4 x 3.3)

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

### Bedroom Two

11'1" x 9'2" (3.4 x 2.8)

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

### Bedroom Three

11'1" x 8'6" (3.4 x 2.6)

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

### Garden

With access from the rear hall to a small patio area with gate leading to a further paved area, there is a generous sized lawn beyond with useful outbuilding.



Road Map



Hybrid Map



Terrain Map

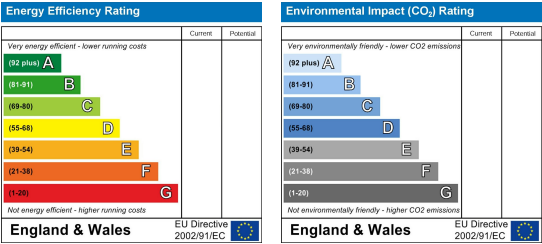


Floor Plan



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.