

HUNTERS®

HERE TO GET *you* THERE



Shadymoor Drive

Brierley Hill, DY5 3YF

£400,000



Council Tax: D



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£400,000



Front Of The Property

With a block paved driveway to front, lawn to side, decorative railing and double gates to front.

Entrance Hall

With a double glazed door to front, stairs to the first floor landing, laminate floor, doors to rooms and a central heating radiator.

Lounge

15'0" x 13'3" (4.59 x 4.04)

With a door leading from the entrance hall and door to dining area, log burning stove with slate hearth and wooden mantle, double glazed bow window to front and a central heating radiator.

Dining Area

10'2" x 8'0" (3.12 x 2.45)

With a door leading from the lounge, opening to family room, door to kitchen, space for dining table, laminate floor and a central heating radiator.

Family Room

17'8" x 8'8" (5.41 x 2.65)

With two double glazed windows to rear, two skylight windows, patio doors to rear, laminate floor and two central heating radiators.

Kitchen

16'0" x 9'10" (4.89 x 3)

With a door leading from the dining area, door to cloakroom, fitted with modern wall and base units, work surfaces with tiled splashback, one and a half sink and drainer, integrated double oven, five ring gas hob, extractor fan above, integrated microwave, dishwasher, fridge, freezer, washing machine and tumble dryer, island with breakfast bar, built in pantry cupboard, two double glazed windows to rear, tiled floor, recessed spotlights, double glazed door to rear and a chrome heated towel rail.

Cloakroom

With a door leading from the kitchen, WC, wash hand basin, tiled floor and walls, recessed spotlights, extractor fan, double glazed window to side and a chrome heated towel rail.

Office

11'10" x 7'6" (3.61 x 2.30)

With a door leading from the entrance hall, double glazed window to front, built in storage cupboard housing wall mounted boiler, laminate floor, recessed spotlights and a central heating radiator.

Tel: 01384 443331

Landing

With stairs leading from the entrance hall, doors to rooms, loft access and a built in storage cupboard.

Bedroom One

12'2" x 9'3" (3.71 x 2.84)

With a door leading from the landing, built in wardrobes, double glazed window to front, laminate floor and a central heating radiator.

Bedroom Two

9'8" x 9'4" (2.95 x 2.87)

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

Bedroom Three

17'0" x 7'3" (5.19 x 2.21)

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

Bedroom Four

9'2" x 6'7" (2.8 x 2.03)

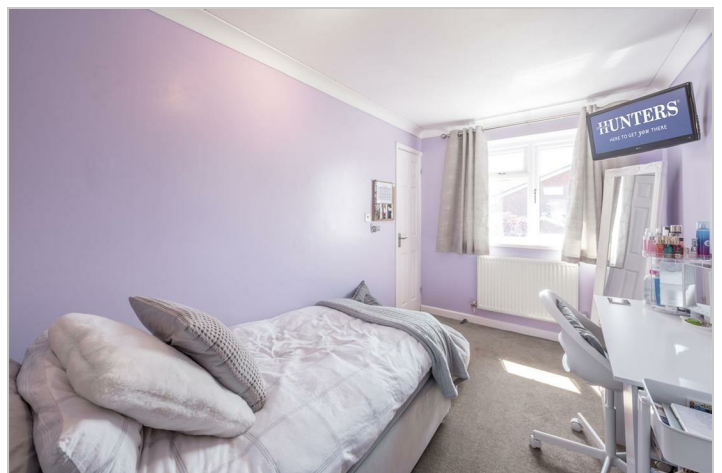
With a door leading from the landing, double glazed window to front, built in storage cupboard, laminate floor and a central heating radiator.

Bathroom

With a door leading from the landing, bath with shower over, fitted glass shower screen, WC, wash hand basin, tiled floor and walls, double glazed window to rear and a chrome heated towel rail.

Garden

With access from the kitchen and family room to a patio area, outside tap, outdoor lighting and power points, lawn beyond with shrub borders and garden shed.



Road Map



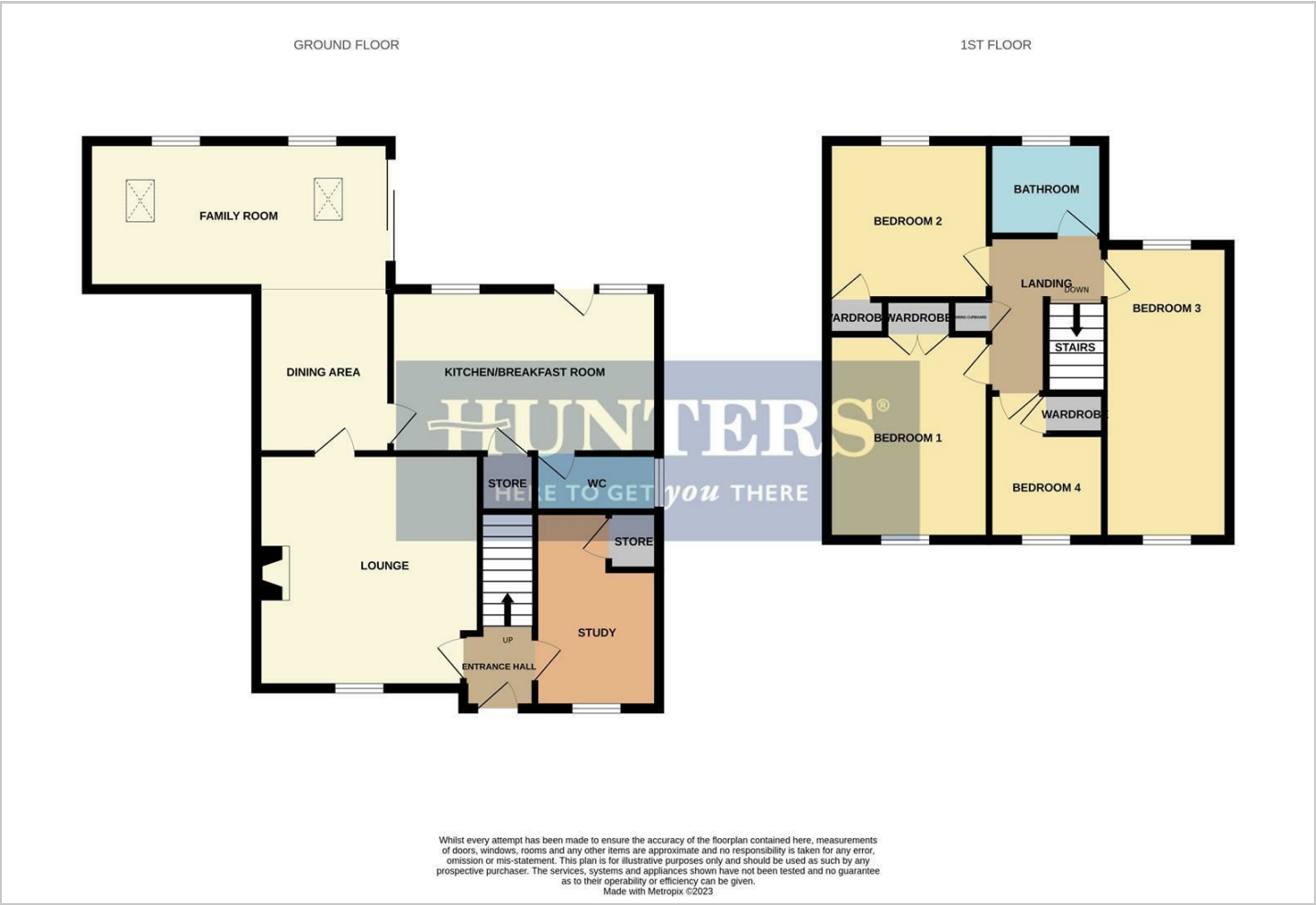
Hybrid Map



Terrain Map

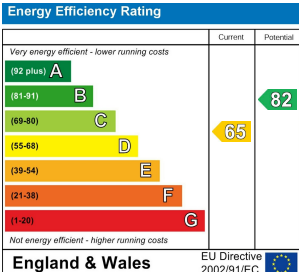


Floor Plan



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.