

# HUNTERS®

HERE TO GET *you* THERE



**Summer Road**  
Rowley Regis, B65 9QG

£190,000

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Council Tax: A



# 49 Summer Road

Rowley Regis, B65 9QG

£190,000



## Front of The Property

To the front of the property there is a large chipping stone driveway providing ample off road parking and double glazed door leading to lounge.

## Lounge

15'5" x 10'9" (4.7 x 3.3 )

With a double glazed door leading from the front of the property, feature fire place, space for seating, useful storage cupboard, door to dining room and a column central heating radiator.

## Dining Room

12'1" x 7'6" (3.7 x 2.3 )

With doors leading from lounge and kitchen, stairs to first floor landing with storage cupboard underneath, space for dining or home working, double glazed window to rear and vertical column central heating radiator.

## Kitchen

11'5" x 5'2" (3.5 x 1.6)

With a door leading from dining room, fitted with a range of matching wall and base units with worksurfaces over, one and a half stainless steel sink and drainer, space for oven with cooker hood above, space for fridge freezer, plumbing for washing machine, space for tumble dryer, engineered oak floor, double glazed windows to rear and side and a central heating radiator.

## Landing

With stairs leading from dining room, doors to various rooms, loft access with pull down ladders and double glazed window to side.

## Bedroom One

10'2" x 9'10" (3.1 x 3 )

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

## Bedroom Two

12'1" x 8'2" (3.7 x 2.5)

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

## Shower Room

With a door leading from landing, large walk-in double shower, waterfall shower head, traditional high-level flush WC, wash hand basin, tiled floor and walls, extractor, recessed spotlights, double glazed window to front and a chrome central heating towel rail.

## Garden

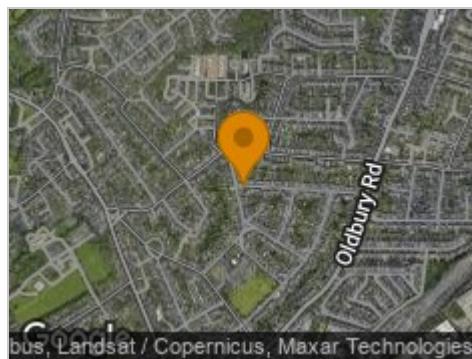
With a double glazed door leading from kitchen to patio seating area and lawn.



## Road Map



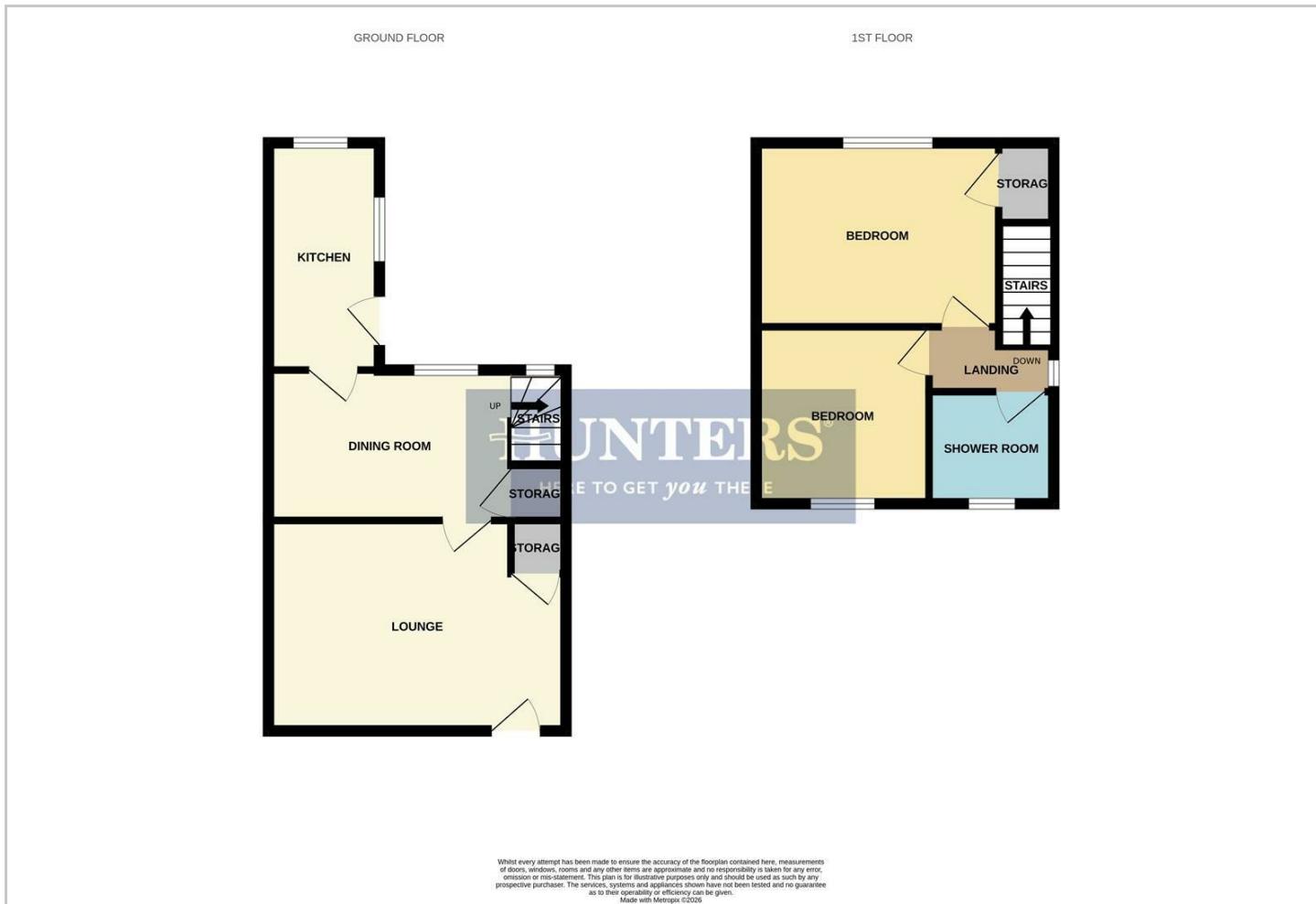
## Hybrid Map



## Terrain Map



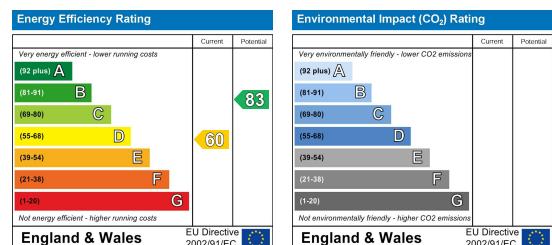
## Floor Plan



## 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.