

# HUNTERS<sup>®</sup>

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## Caslon Crescent

Norton, Stourbridge, DY8 3EZ



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Offers In The Region Of £250,000



## Front of The Property

To the front of the property there is a tarmac driveway with mature shrub borders, gated side access leading to rear garden, storm porch and double glazed door leading to entrance hall.

## Entrance Hall

With a double glazed door leading from the front of the property, doors to various rooms, stairs to first floor landing, laminate floor, double glazed door to side and a central heating radiator.

## Lounge

12'1" x 10'9" (3.7 x 3.3)

With a door leading from entrance hall, feature fire place with electric fire, space for seating, double glazed window to front and a central heating radiator.

## Kitchen Diner

17'0" x 12'1" (5.2 x 3.7 )

With a door leading from entrance hall, fitted with a range of matching wall and base units, worksurfaces with tiled splashback, stainless steel sink and drainer, space for oven and tall standing fridge freezer, wall mounted central heating boiler, plumbing for washing machine, space for tumble dryer, breakfast table and dresser, double glazed window to rear and a central heating radiator.

## WC

With a door leading from landing, WC, wash hand basin set into vanity unit, tiled splashback, double glazed window to side and a central heating radiator.

## Landing

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

## Bedroom One

10'5" x 10'5" (3.2 x 3.2 )

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

### Bedroom Two

11'9" x 8'10" (3.6 x 2.7 )

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

### Bedroom Three

7'2" x 6'2" (2.2 x 1.9 )

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

### Bathroom

With a door leading from landing, bath with shower over, fitted shower screen, WC, wash hand basin set into vanity unit, tiled splashback, part tiled walls, extractor, double glazed window to rear and a central heating radiator.

### Garden

With a double glazed door leading from entrance hall, patio seating and well maintained lawn, shrub borders, shed and gated side access leading to the front of the property.



### Road Map



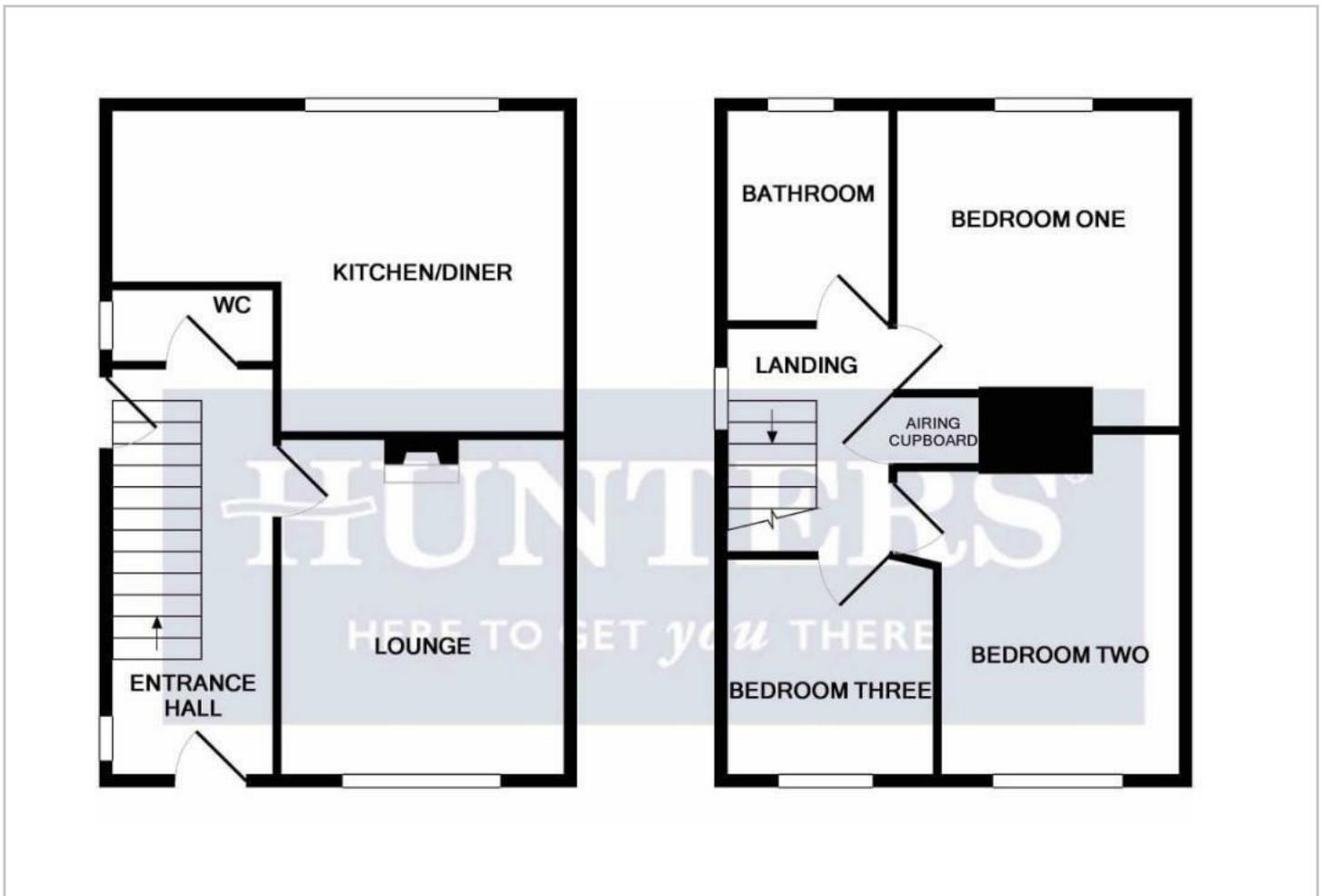
### Hybrid Map



### Terrain Map



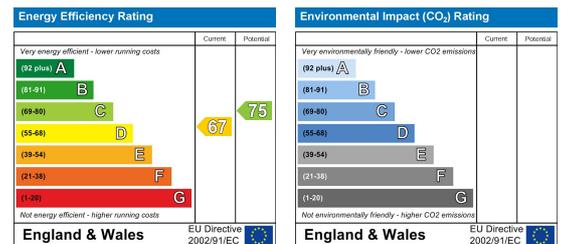
### Floor Plan



### 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.