

HUNTERS®

HERE TO GET *you* THERE



The Village

Kingswinford, DY6 8AY

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Front of The Property

To the front of the property there is a dwarf wall, mature shrub borders, gates leading to detached garage, gated side access and double glazed door to the entrance hall.

Entrance Hall

With a double glazed door to front, stairs to the first floor landing and doors to various rooms.

Through Lounge

20'8" x 10'5" (6.3 x 3.2)

With a door leading from the entrance hall, double glazed bay window to front, further double glazed window to rear, feature fireplace and three central heating radiators.

Dining Room

11'9" x 9'2" (3.6 x 2.8)

With a door leading from the entrance hall, double glazed bay window to front, further double glazed window to side, door to kitchen, decorative fire surround and two central heating radiators.

Kitchen

14'1" x 10'2" (4.3 x 3.1)

With a door leading from dining room, fitted with a range of wall and base units, work surfaces, stainless steel sink and drainer, tiled splashback, integrated oven, electric hob, cooker hood above, plumbing for washing machine, further appliance space, double glazed windows to rear and side, door to rear and under stairs storage.

Landing

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

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

Bedroom One

10'5" x 10'2" (3.2 x 3.1)

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

Bedroom Two

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

With a door leading from the landing, double glazed windows to front and side, storage cupboard with loft access and a central heating radiator.

Bedroom Three

10'2" x 7'2" (3.1 x 2.2)

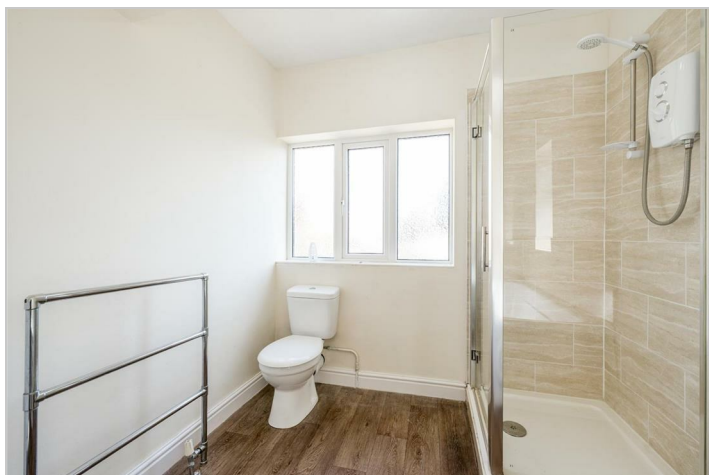
With a door leading from the landing, double glazed windows to rear and side, built in wardrobes and a central heating radiator.

Bathroom

With a door leading from the landing, double glazed windows to rear and side, bath, shower cubicle, WC, wash hand basin, part tiled walls, storage cupboard and a chrome heated towel rail.

Garden

Accessed via the utility and side gate to a patio area, partly walled well maintained raised lawn, shrub borders and a pathway leading to the second garden - a former orchard.



Road Map



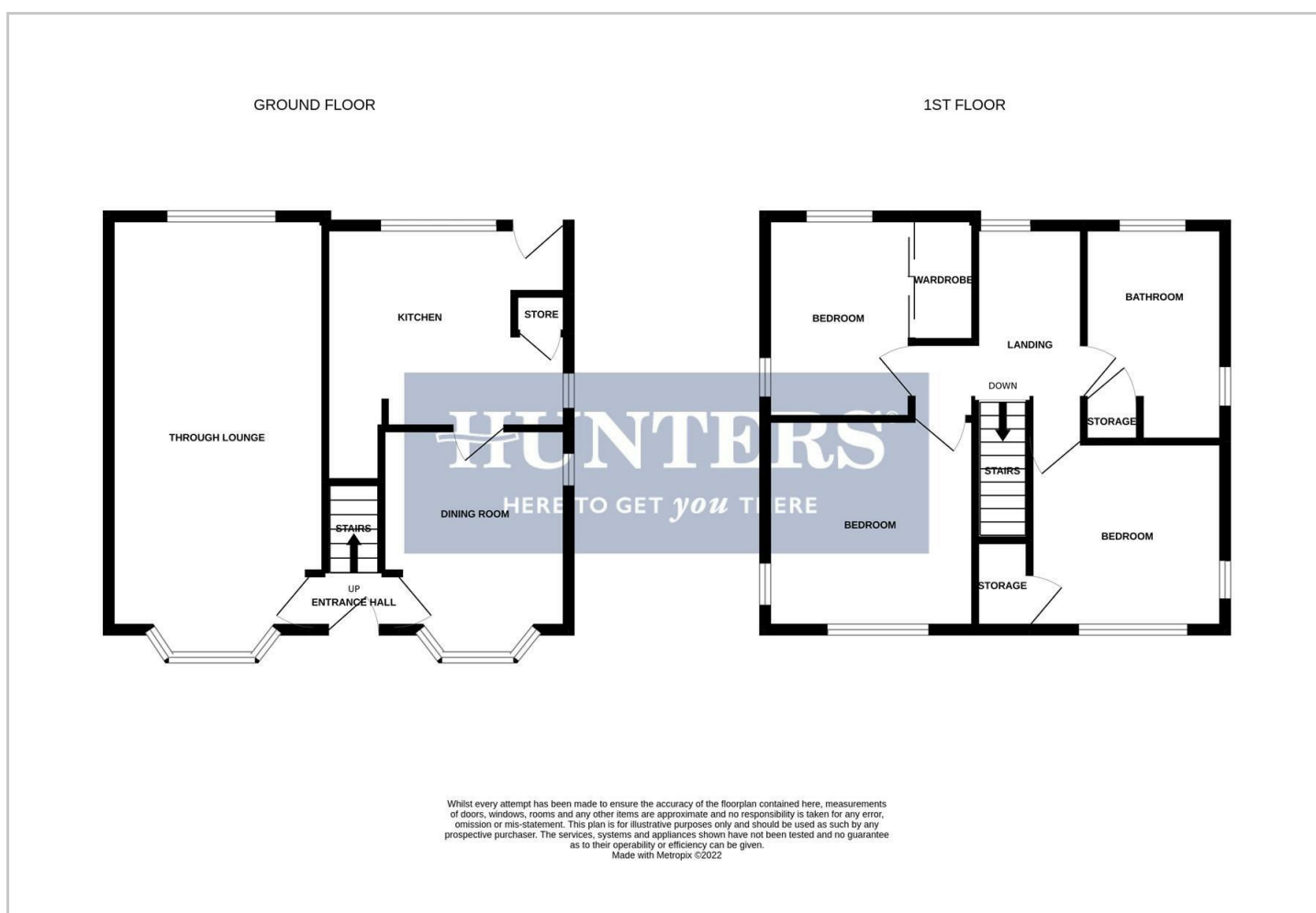
Hybrid Map



Terrain Map

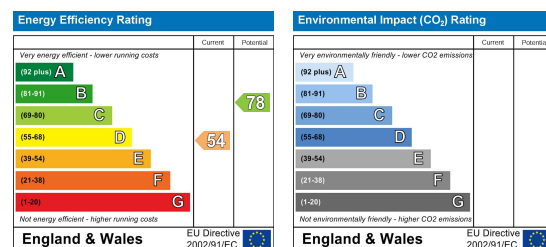


Floor Plan



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.