

HUNTERS®

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Sandwell Grove

Cradley Heath, B64 5DB



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Offers In The Region Of £275,000



Front of The Property

To the front of the property there is a tarmacadam driveway, further area for parking opposite, EV charging point, up and over door leading to garage, mature shrubs, outside light and gated side access leading to rear garden.

Entrance Hall

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

Office

9'2" x 5'10" (2.8 x 1.8)

With a door leading from entrance hall, space for home working, double glazed window to front and a central heating radiator.

Kitchen Living Room

20'4" x 12'9" max (6.2 x 3.9 max)

With a door leading from entrance hall, modern fitted kitchen with matching high gloss wall and base units, worksurfaces with upstands, one and a half sink and drainer, instant hot water tap, integrated oven, electric hob, extractor hood over, fridge freezer, dishwasher, pull-out waste bin, plumbing for washing machine, space for seating, double glazed french doors and windows to conservatory and a central heating radiator.

Conservatory

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

With double glazed french doors and windows leading from kitchen living room, space for seating, tiled floor and double glazed windows and french doors to garden.

WC

With a door leading from entrance hall, WC, wash hand basin, tiled splashback and a central heating radiator.

Landing

With stairs leading from entrance hall, further stairs to upper landing, doors to various rooms and a central heating radiator.

Master Bedroom

12'9" x 9'10" (3.9 x 3)

With doors leading from landing and en suite, two double glazed windows to rear and a central heating radiator.

En Suite

With a door leading from master bedroom, double shower, WC, wash hand basin, tiled splashback, double glazed window to side and a central heating radiator.

Bedroom Two

12'9" x 12'5" max (3.9 x 3.8 max)

Currently used as a sitting room, a door leading from landing, two double glazed windows to front and a central heating radiator.

Upper Landing

With stairs leading from the lower landing, doors to various rooms and loft access.

Bedroom Three

12'5" x 10'9" max (3.8 x 3.3 max)

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

Bedroom Four

12'5" x 7'10" (3.8 x 2.4)

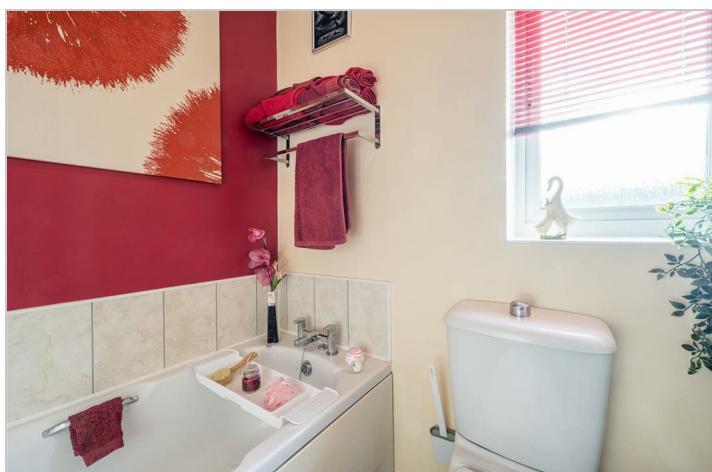
With a door leading from landing, double glazed skylight window to rear and a central heating radiator.

Garden

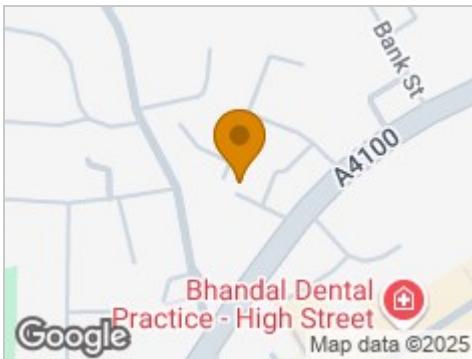
With double glazed french doors leading from conservatory, well maintained lawn, mature shrubs, decorative chipping stones, pathway leading to patio seating area, double glazed door leading to garage and gated side access leading to the front of the property.

Garage

With up and over door leading from the front of the property, further double glazed door leading to garden, useful storage space, light and power.



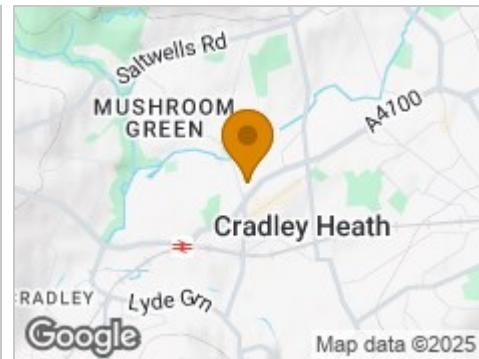
Road Map



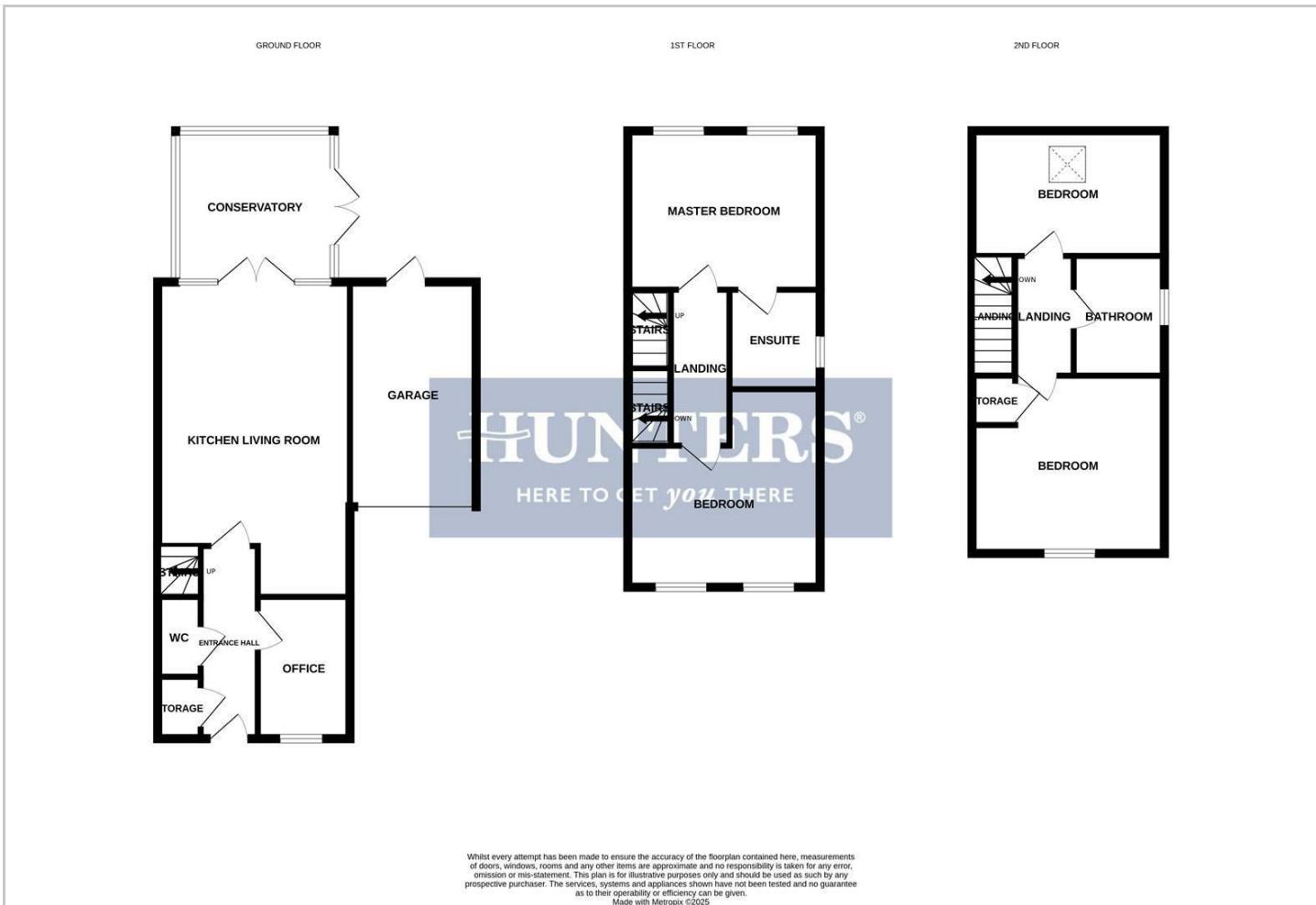
Hybrid Map



Terrain Map



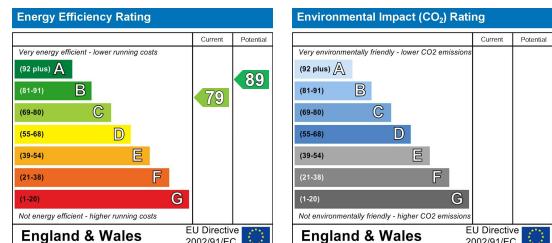
Floor Plan



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.