

AP MORGAN



Heath Farm Road, Stourbridge, West Midlands
Asking Price £355,000

Features:

- Three bedroom semi detached
- Completely refurbished
- Spacious corner plot
- Close to Mary Stevens park
- Potential to extend (STPP)
- Kitchen/ Breakfast Room
- Utility Room
- Lounge/ Dining Room
- Council Tax Band - C

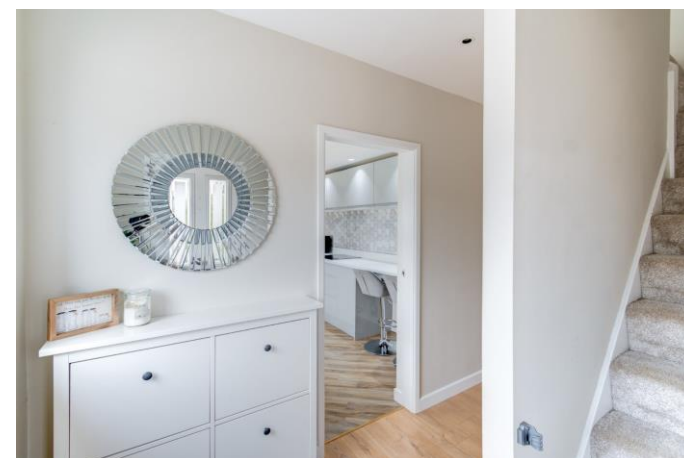
Description:

Presenting this beautifully refurbished semi-detached home with a spacious plot and layout throughout, a recently installed central heating and wiring system and potential for a double storey extension (STPP).

Located on a desirable road in Stourbridge, it is close to schools, Mary Stevens Park, and Stourbridge Town centre, providing easy access to amenities and the train station for transportation to Birmingham city centre and Worcester.

The interior layout comprises an entrance hall with understairs storage, a kitchen/breakfast room with integrated oven, hob, fridge freezer, and dishwasher. Leading off from the kitchen is a utility room and a WC. Completing the ground floor is a lounge/diner with French doors opening into the rear garden. Upstairs, you'll find three good-sized bedrooms and a bathroom with a shower over the bath.

To the front of the property, there is a spacious driveway with parking for multiple vehicles, a front lawn, an electric car charging point, and gated access to the rear. The rear garden features paved seating areas and a wrap-around lawn.



Details:

Entrance Hall

Kitchen/ Breakfast Room 13'7" x 9'11" (4.14m x 3.02m)

Utility Room 4'11" x 4'11" (1.5m x 1.5m)

WC

Lounge/ Dining Room 16'9" (5.1) x 13'4" (4.06) (both max)

First Floor Landing

Master Bedroom 9'6" x 14'6" (2.9m x 4.42m)

Bedroom Two 9'5" x 9'5" (2.87m x 2.87m)

Bedroom Three 7'1" x 11'5" (2.16m x 3.48m)

Bathroom 6'11" x 5'6" (2.1m x 1.68m)



EPC Rating: C

Council Tax Band: C (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01384 319 400.

How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01384 319 400, or visit their website for more information: www.wisermortgageadvice.co.uk

Property to sell?

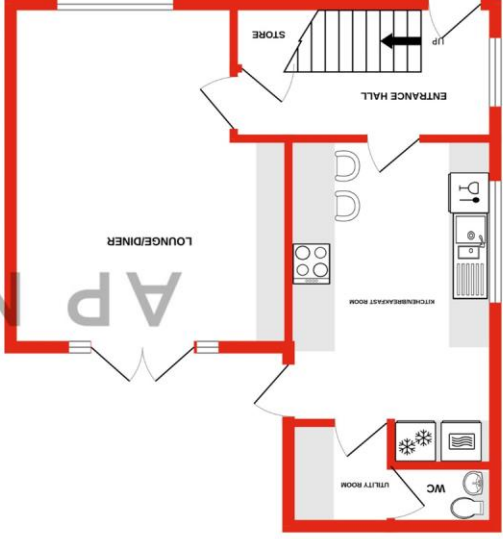
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

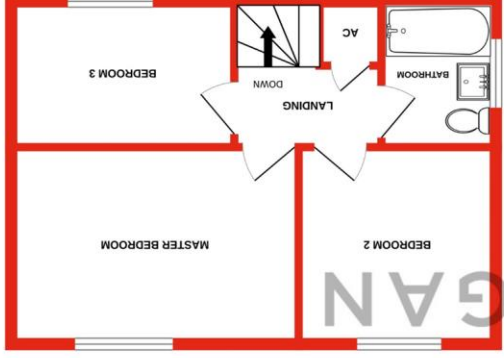
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

Need a removal company and storage?

A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.



GROUND FLOOR (43.3 sq.m.) approx.



1ST FLOOR (35.4 sq.m.) approx.

TOTAL FLOOR AREA: 847 sq.ft. (78.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements or dimensions are approximate and no responsibility is taken for any error, omissions or mis-statements. This plan is for illustrative purposes only and should be used as a guide by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2024

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