



Lyndhurst Drive, Stourbridge
Offers in the Region Of £140,000

Features:

- ***OFFERED WITH NO CHAIN***
- Semi Detached Property
- Two Double Bedrooms
- Lounge & Separate Dining Area
- Kitchen extension
- Family Bathroom
- Generous rear garden, paved frontage
- EPC - D

Description:

*** OFFERED WITH NO ONWARD CHAIN*** This two double bedroom, semi detached home sits in a popular area within range of local shops, express store and main supermarket, primary schooling, several pub/eateries, the Glass Museum and canal walks, plus bus routes into surrounding areas. The layout briefly comprises: Entrance hall with stairs straight off. Front lounge, with curved bay window to front and coal effect gas fire to surround. Spacious rear dining area, having window to side and under stairs storage cupboard and being open to the kitchen extension. This has a pvc door to side, window to rear, sink, gas hob, ample work surfaces and space for appliances. The first floor is given over to a generous front bedroom one and a further double bedroom two with storage cupboard housing the central heating boiler. The bathroom sits between the rooms and offers a shower over the bath. Outside to rear: The garden is approached down some initial steps to a patio area, there are fences to the sides of the long lawn. An outside store is access at the rear and a canopy to side with gate to front providing shelter for bikes. The property benefits from pleasant views from the rear over allotments. The front is block paved, but there is no drop curb. Other benefits include: Replaced combi central heating boiler and upgraded double glazing. AN IDEAL FIRST PURCHASE OR INVESTMENT HOME.



Details:

Entrance hall/stairs

Lounge

14' 5" max into bay x 12' 6" (4.39m x 3.81m)

Dining Area

12' 6" x 12' 4" (3.81m x 3.76m)

Kitchen Extension

12' 4" x 7' 7" (3.76m x 2.31m)

Stairs rise to first floor landing

Bedroom 1

12' 5" x 12' 2" (3.78m x 3.71m)

Bedroom 2

12' 5" x 9' 7" (3.78m x 2.92m)

Bathroom

EPC Rating: D

Council Tax Band: B (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

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



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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.

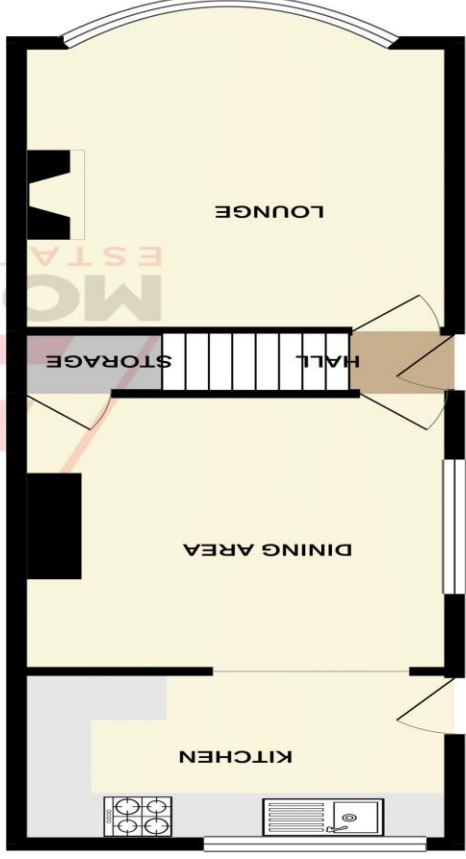
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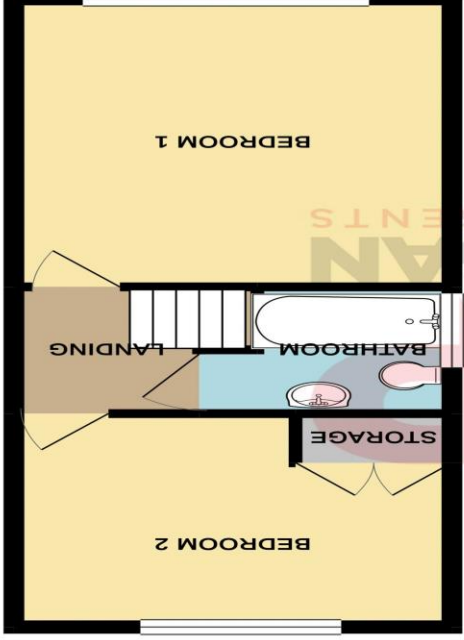
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GROUND FLOOR 455 sq. ft. (42.2 sq. m.)



1ST FLOOR 347 sq. ft. (32.3 sq. m.)



TOTAL FLOOR AREA : 802 sq. ft. (74.5 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such 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.

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