

For Sale

£325,000



Westacre Drive Brierley Hill DY5 2EE

Occupying a pleasant corner plot within a sought-after residential cul-de-sac in Quarry Bank. This well-presented three-bedroom detached family home offers generous living accommodation, ample off-road parking and an excellent layout ideally suited to modern family living.

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To The Front

Block paved driveway leading to further gravel driveway.

Hallway

Double glazed front door, radiator, stairs off to first floor landing, door to kitchen and;

Cloakroom Wc

Double glazed window to rear elevation, towel rail radiator, boiler, wash hand basin and low flush wc.

Lounge

Double glazed window to front elevation, radiator, fireplace and sliding patio door to;

Conservatory

Double glazed windows and door to rear garden. Ceiling and roof have been upgraded recently, so it can be used all year round comfortably.

Dining Kitchen

Double glazed windows to front and side elevations and door to rear elevation. A range of wall and base units. Work surfaces with tiled splashbacks and incorporating sink unit. Space for cooker and fridge freezer. Plumbing for washing machine and dishwasher. Understairs storage cupboard. Tiled floor.

Landing

Double glazed window to rear elevation, loft access, over stairs storage cupboard and doors to;

Bedroom One

Double glazed windows to front and side elevations. Radiator;

Bedroom Two

Double glazed window rear elevation and radiator;

Bedroom Three

Double glazed window to front elevation and radiator;

Bathroom

Double glazed window to front elevation and radiator. Two towel rail radiators. Spotlights. Panelled bath with shower over. Wash hand basin and low flush wc.

Utility Area

Affixed to side elevation. Double glazed with windows and doors to front and rear elevations.

Rear Garden

Fully enclosed rear garden with block paved patio area leading to lawn with flower and shrub borders.

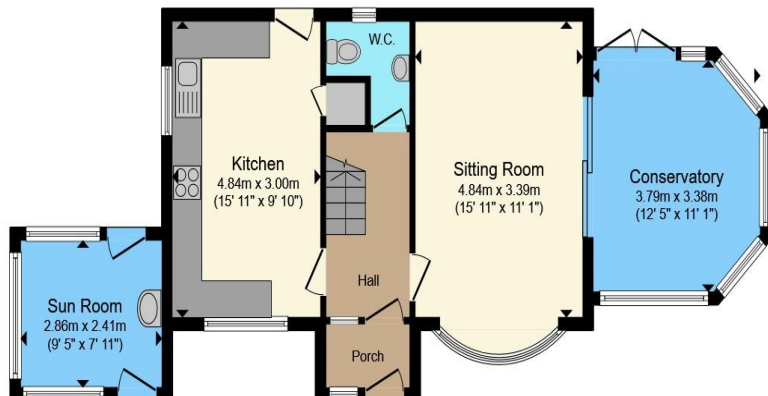


Aml

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Ground Floor



First Floor

Total floor area 103.1 m² (1,110 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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Property Ref: SBR313823 - 0003

Tenure:Freehold EPC Rating: C

Council Tax Band: C

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