



For Sale: £295,000 Freehold
Chaucer Crescent, Kidderminster, DY10 3XF

- Three Bedrooms
- Utility Room
- Conservatory
- EPC TBC

Bagleys
SALES AND PROPERTY MANAGEMENT

Bagleys are pleased to present this three bedroom detached house situated within the Offmore Farm area on the Birmingham side of town. The property benefits from entrance porch, hallway, living room, dining kitchen, utility room, conservatory, three bedrooms, family bathroom, half sized garage, driveway and enclosed rear garden. EPC and floorplan ordered.

Porch Double glazed windows and patio doors to front. Ceramic tiled floor. Wall light point.

Hallway Opaque double glazed door and windows to porch. Single radiator. Single power point. Dado rail. Wall mounted central heating thermostat. Ceiling mounted smoke alarm. Staircase off to first floor. Useful understairs area.

Living Room Double glazed bow window to front. Double glazed patio doors to rear. Three double power points. Television aerial point and cable point. Two radiators. Fire surround with feature stove effect electric fire. Two ceiling light points. Wood laminate effect floor.

Dining Kitchen Double glazed window to rear. Three double power points. Cooker point. Single power point. Television aerial point. Base units. Wall cupboards. Integrated one and a half bowl stainless steel sink unit with mono mixer tap. Oven and grill with four ring hob over. Circulating extractor canopy. Fridge space. Square arch opens through to Dining Area. Double glazed patio doors to adjacent conservatory. Two double power points. Radiator. Dado rail. Ceiling light point. Door to:

Utility With skylight. Roll top working surface. Wall cupboards. Space and plumbing for washing machine, dishwasher and tumble dryer. Two double power points. Single power point

Storage (half garage) Steel up and over door to front. Wall mounted Worcester gas central heating boiler. Fuse board. Ceiling light point.

Conservatory Double glazed windows to sides and rear. Double glazed French doors to rear. Ceramic tiled floor. Three double power points. One single power point. Wall light point. Electric heater.

First Floor Landing Double glazed window to side. Single power point. Dado rail. Ceiling light point. Ceiling mounted smoke alarm. Doors to bedrooms, bathroom and useful storage cupboard.

Bedroom One Double glazed window to front. Two single power points. Radiator. Double door wardrobe. Vanity surface and illuminated vanity mirror over.

Bedroom Two Double glazed window to rear. Radiator. Two single power points. Ceiling light point. Double door mirrored wardrobe.

Bedroom Three Double glazed window to front. Single radiator. Useful double door over stairs wardrobe. Single power point. Ceiling light point. Loft access and radiator.

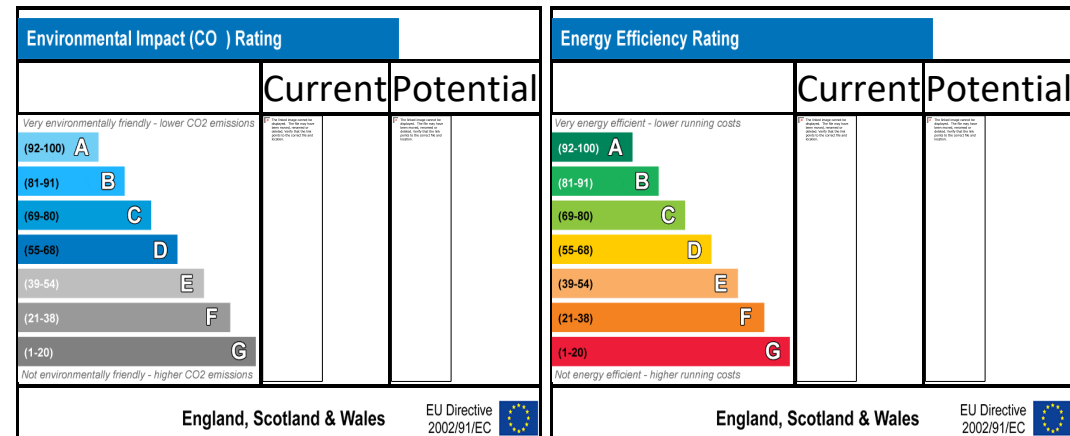
Bathroom Opaque double glazed windows to rear. and to side. Single radiator. Separate chrome heated towel rail. Ceramic tiled floor. Panelled bath with electric shower over and screen. Pedestal wash hand basin. Low level WC. Ceiling light point.

Externally To the front of the property is a large private drive area. To the rear of the property there is good size gardens with patio, lawns and borders.



Room Details

Porch	5'10" x 4'0" (1.78m x 1.22m)
Hallway	9'8" x 5'8" (2.95m x 1.73m)
Living Room	11'0" x 20'10" (3.35m x 6.35m)
Dining Kitchen	4.70m x 3.28m (15'5" x 10'9")
Utility	7'9" x 7'6" (2.36m x 2.29m)
Storage (half garage)	7'2" x 8'2" (2.18m x 2.49m)
Conservatory	13'1" x 8'6" (3.99m x 2.59m)
First Floor Landing	
Bedroom One	9'10" x 9'10" (3.00m x 3.00m)
Bedroom Two	9'1" x 9'2" (2.77m x 2.79m)
Bedroom Three	6'10" x 6'10" (2.08m x 2.08m)
Bathroom	7'9" x 5'6" (2.36m x 1.68m)



Whilst every care is taken to ensure the accuracy of these details no responsibility for errors or misdescription can be accepted nor is any guarantee offered in respect of the property. These particulars do not constitute any part of an offer or contract.

