



44 Quarry Road,
Dudley Wood, DY2 0EF

Taylor's

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INDIVIDUAL & MOST APPEAL- ING, DETACHED BUNGALOW RESIDENCE

- ROOM DIMENSIONS
 - Entrance Porch
 - Hallway
 - Kitchen - 9' 9" x 7' 9" (2.97m x 2.36m)
 - Bathroom
 - Lounge - 11' 5" x 9' 9" (3.48m x 2.97m)
 - Bedroom 1 - 10' 6" x 12' 4" (3.20m x 3.76m)
 - Bedroom 2 - 12' 5" x 10' 2" (3.78m x 3.10m)
 - Garage
 - Workshops / Sheds
 - Driveway
 - Fore Garden
 - Large Rear Garden
- ALL MEASUREMENTS TAKEN AT
WIDEST AVAILABLE POINTS



These particulars are intended only as a guide and must not be relied upon as statement of fact. POTENTIAL BUYERS WOULD ALSO LIKE TO BE REMINDED THAT ALL MEASUREMENTS ARE TAKEN AT THE WIDEST AVAILABLE POINTS. Your attention is drawn to the important notices and disclaimers on the last page of these particulars.

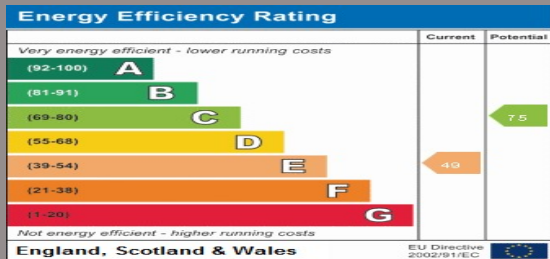
A SUPERB & RARE opportunity to purchase a MOST APPEALING, TWO BEDROOM, DETACHED BUNGALOW RESIDENCE with a FANTASTIC / LARGE REAR GARDEN and SUPERBLY SITUATED on a GOOD SIZED PLOT within this HIGHLY SOUGHT RESIDENTIAL LOCATION, which has both MUSHROOM GREEN CONSERVATION AREA & SALTWELLS NATURE RESERVE close by. This INDIVIDUAL BUNGALOW is for sale with NO UPWARD CHAIN and even though now requires some COSMETIC MODERNISATION / IMPROVMENTS, offers HUGE POTENTIAL to CREATE a WONDERFUL PROPERTY! This UNIQUE PROPERTY is for sale with NO UPWARD CHAIN and together with having HUGE POTENTIAL to EXTEND (subject to the usual planning permissions), in brief comprises: Entrance Porch, Hallway, Lounge, Kitchen, Two Double Bedrooms, Bathroom, Driveway, Garage, Large Rear Gardens & Good Sized Workshop / Sheds. Tenure: Freehold. EPC: E/Council Tax Band: C. All main services connected (this would need to be verified by any potential buyers conveyancing solicitor). Construction: Brick. Broadband / Mobile Coverage: According to Ofcom (the office of communications), standard, superfast & ultrafast broadband is available at this property..

BHS10062

MISREPRESENTATION ACT 1967

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Ground Floor



Measurements are approximate. Not to scale. Illustrative purposes only.
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