



49 Lynbrook Close,
Netherton, DY2 9HE

Taylor's

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*BEAUTIFULLY PROPORTIONED &
THOUGHTFULLY EXTENDED, MOST AP-
PEALING, SEMI-DETACHED, DORMER
STYLE, BUNGALOW RESIDENCE*

- ROOM DIMENSIONS
- GROUND FLOOR
 - Reception Hall
- Extended Sitting Room with Dining Area - 25' 9" x 11' 8" (7.84m x 3.55m)
- Stunning Well Fitted Kitchen - 8' 8" x 7' 3" (2.64m x 2.21m)
 - Bedroom 2 - 11' 2" x 10' 5" (3.40m x 3.17m)
 - Bedroom 3 - 11' 1" x 8' 8" (3.38m x 2.64m)
 - Shower Room - 7' 2" x 5' 5" (2.18m x 1.65m)
- FIRST FLOOR
 - Landing
- Bedroom 1 - 13' 0" x 9' 6" (3.96m x 2.89m)
 - OUTSIDE
 - Driveway
 - Car Port
 - Large Garage
- Low Maintenance 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.



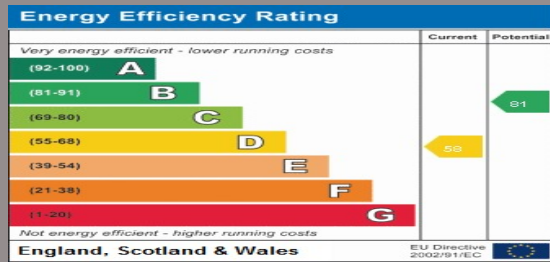
This BEAUTIFULLY PROPORTIONED & THOUGHTFULLY EXTENDED, MOST APPEALING, THREE BEDROOM, SEMI-DETACHED, DORMER STYLE, BUNGALOW RESIDENCE is SUPERBLY SITUATED within this ADMIRABLE & SOUGHT AFTER close, located just off the ESTABLISHED ST.PETERS ROAD, and combined with having an EXTENSIVE RANGE of LOCAL AMENITIES & TRANSPORT LINKS close by, is for sale with NO UPWARD CHAIN. This WELL ARRANGED & very well maintained property MUST BE VIEWED at the earliest opportunity if to be fully appreciated and together with having GAS CENTRAL HEATING from a WORCESTER COMBINATION BOILER SYSTEM, in brief comprises: Reception Hall, Extended & Spacious Sitting Room with Dining Area, Stunning Re-Fitted Kitchen, Two Good Sized Ground Floor Bedrooms, House Shower Room & Top Floor Master Bedroom. Furthermore with Driveway which provides OFF ROAD PARKING, Car Port, Large Garage & Low Maintenance Rear Garden which would be perfect for ALFRESCO DINING. EPC: D/ Council Tax Band: B.

BHS9894

MISREPRESENTATION ACT 1967

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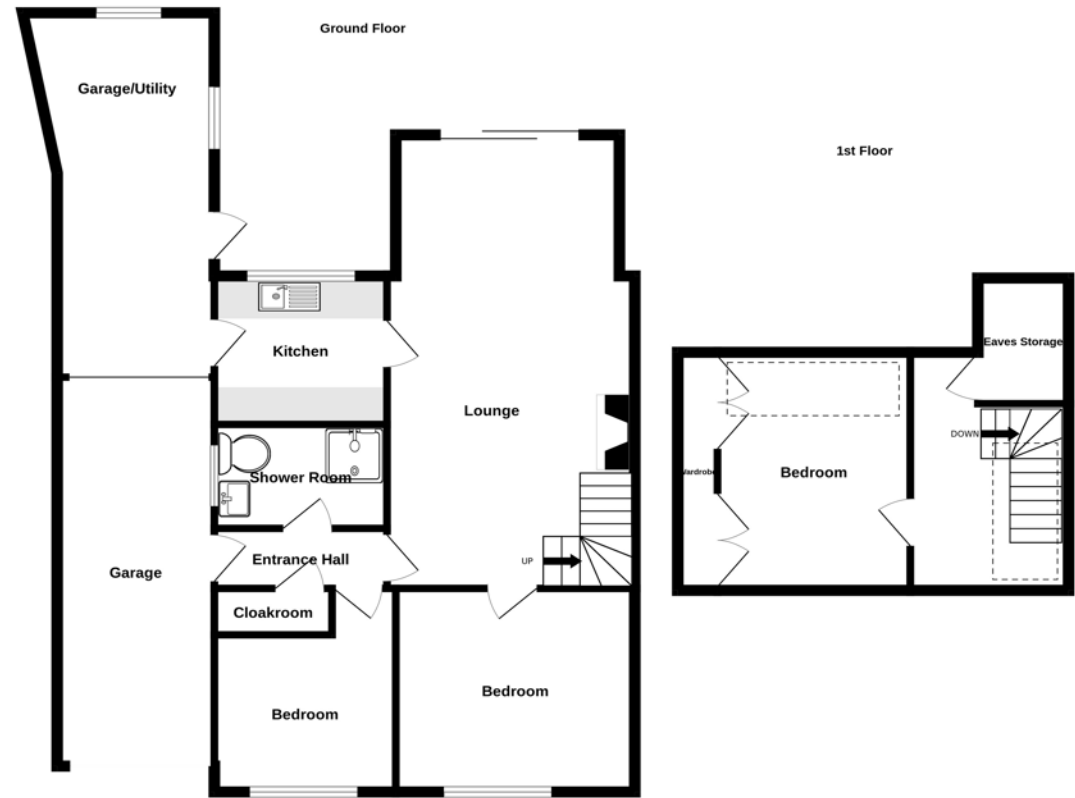
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