



6 Sheriff Drive,  
Quarry Bank, DY5 1UQ

**Taylor's**

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*SUPERBLY PRESENTED, VERY WELL  
ARRANGED & IMMACULATELY MAIN-  
TAINED, SEMI-DETACHED RESIDENCE*

- ROOM DIMENSIONS
- GROUND FLOOR
  - Entrance Porch
  - Hallway
- Pleasant Sitting Room - 12' 4" x 12' 1" (3.76m x 3.68m)
- Separate Dining Room - 10' 8" x 7' 6" (3.25m x 2.28m)
- Well Fitted Kitchen - 10' 8" x 7' 6" (3.25m x 2.28m)
- FIRST FLOOR
  - Landing
  - Bedroom 1 - 10' 0" x 8' 7" (3.05m x 2.61m)
  - Bedroom 2 - 10' 5" x 8' 8" (3.17m x 2.64m)
  - Bedroom 3 - 7' 6" x 4' 7" (2.28m x 1.40m)
  - Modern Shower Room
- OUTSIDE
  - Driveway
  - Garage
  - Lovely 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.



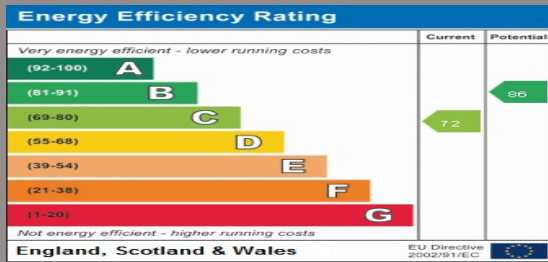
This SUPERBLY PRESENTED, VERY WELL ARRANGED & IMMACULATELY MAINTAINED, SEMI-DETACHED RESIDENCE is PLEASANTLY SITUATED within this POPULAR RESIDENTIAL CUL-DE-SAC, which has MERRY HILL SHOPPING COMPLEX & SALTWELLS NATURE RESERVE close by and furthermore encompasses a WELL WELL PROPORTIONED & MOST APPEALING LAYOUT of accommodation, of which is PERFECTLY SUITED for YOUNG FAMILIES or the more DISCERNING FIRST TIME BUYERS. This LOVELY FAMILY HOME must be viewed at the earliest opportunity if to be fully appreciated and combined with being DOUBLE GLAZED & GAS CENTRALLY HEATED THROUGHOUT, in brief comprises: Entrance Porch, Hallway, Pleasant Sitting Room, Separate Dining Room, Well Fitted Kitchen, Landing, Three First Floor Bedrooms & Luxury Re-Appointed House Shower Room. Furthermore with Driveway, Good Sized Garage & Splendid Rear Garden. Tenure: Freehold. EPC: TBC. Council Tax Band: B. All main services connected. Construction: Brick. Broadband / Mobile Coverage: According to Ofcom (the office of communications), standard, superfast & ultrafast broadband is available at this property.

**BHS10017**

MISREPRESENTATION ACT 1967

These particulars do not constitute any part of an offer or a contract. Whilst every care is taken to ensure accuracy, no responsibility for errors or misdescription is accepted. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements in these particulars. The vendor does not make nor give and neither Taylors nor any person in their employment, has any authority to make or give any representation or warranty whatsoever in relation to this property.





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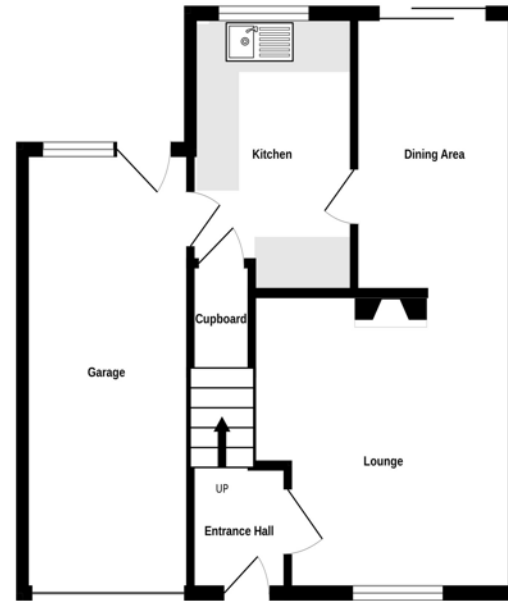


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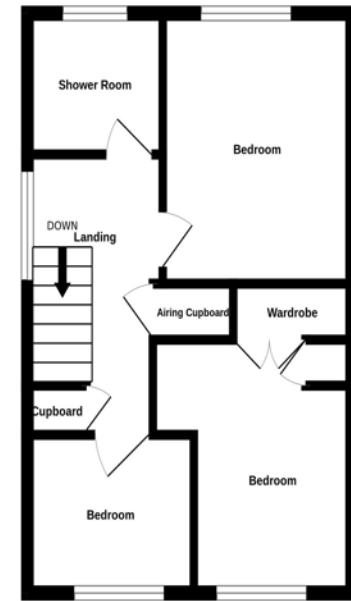
Offices at:

KINGSWINFORD      HALESOWEN  
 STOURBRIDGE      BRIERLEY HILL      SEDGLEY

Ground Floor



1st Floor



Measurements are approximate. Not to scale. Illustrative purposes only  
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