



**Bartlams**

**1 Chalmers Road, Dudley, DY3 4BJ**

# Offers Over £ 430, 000

**\*\*IDEAL FAMILY HOME\*\*** A truly magnificent, immaculately presented and superbly appointed four bedroom semi-detached family home stretching over three floors, situated within the highly desirable Baggeridge Village, occupying a corner plot with an established garden wrapping round to the side and a private drive with detached garage offering plenty of parking to satisfy all the requirements a family could need. Upon entry to this spectacular home is a welcoming entrance hall with a WC and wash hand basin, also providing access to the kitchen diner and living room. The living room features two bay windows allowing a bundle of light in to the room. The airy and light kitchen has spacious and stylishly fitted wall and base units and work tops over benefitting an integrated cooker and fridge freezer, a dining area with large double doors leading out to the garden. Off the kitchen is a utility room. Up the stairs to the first floor are two well proportioned bedrooms including the principal bedroom showcasing an en-suite shower room with shower cubicle, WC and wash hand basin and a walk-in dressing area, a family bathroom with a bath, WC and wash hand basin and a large landing space with storage. The second bedroom is positioned adjacent to the bathroom looking over the front of the property accommodating plenty of room for a double bed and fitted storage space. The second and final floor consists of a further two large bedrooms and shower room. The third bedroom of the house hosts a large double bed with plenty of storage space along with a window overlooking the front. The final room is a larger than average fourth bedroom however also creates a handy space for an office for working from home needs or a separate play room. The shower room benefits a walk-in shower with a WC and wash hand basin. Outside a beautiful and private lawned south facing garden with patio and decking areas that can be accessed from the kitchen diner, gated side access or the private drive. Behind the garden is a private driveway with a detached garage creating convenient storage for your larger household items ticking all the boxes for a young or growing family. Book in a viewing to truly appreciate this fantastic family home. We are advised by our client that this property is; Freehold, Council Tax Band - D, EPC - B.



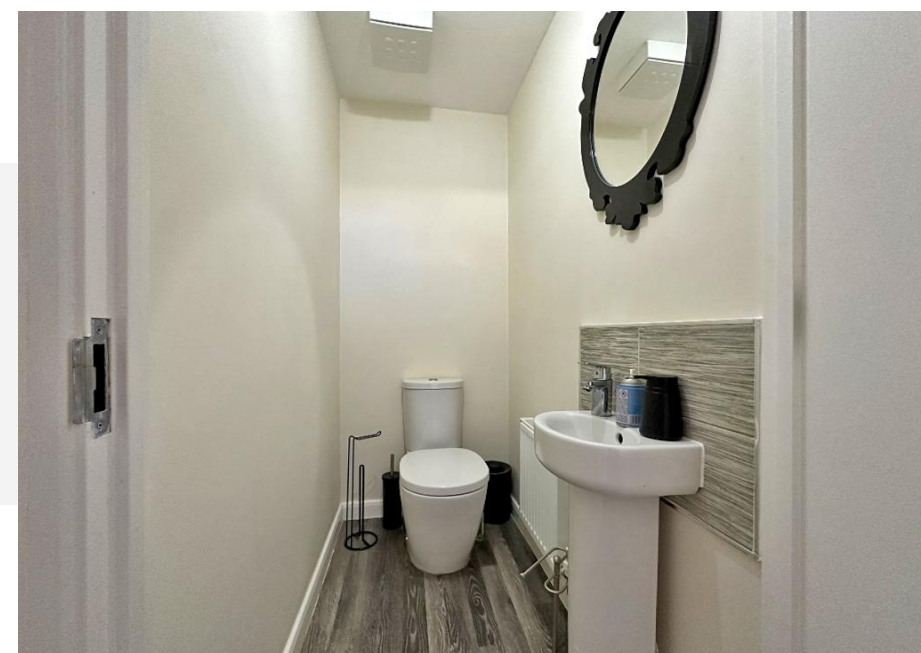
Freehold  
COUNCIL TAX BAND - D  
EPC RATING - B

**NOTICE:** These particulars, although believed to be correct, do not constitute any part of an offer or contract. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness each of the statements contained in these particulars. All measurements are approximate and for illustrative purposes only. Photographs are produced for general information and it must not be inferred that any item shown is included in the sale.

**DISCLOSURE:** As a professional Estate Agency our clients employ us to look after their best interests. This includes providing them with full details of offers made to purchase their property. To ensure our obligations to our clients are met we need to check the status of all potential purchasers. If you make an offer on this property we will ask a member of The Finance Family to contact you to verify your status. They are a leading firm of Independent Financial Advisers and Mortgage Brokers. Should they transact any business resulting from our introduction then we may receive a commission.



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PLEASE SIGN BELOW TO AGREE THAT THE DETAILS ARE ACCURATE TO THE BEST OF YOUR KNOWLEDGE

SIGNED: ..... DATE: .....



