



Taylors

Beeston Close, Withymoor Village, Brierley Hill, DY5 3JQ

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A STUNNING, EXPENSIVELY APPOINTED & THOUGHTFULLY EXTENDED, FOUR BEDROOM, DETACHED RESIDENCE superbly situated within this EXTREMELY ADMIRER & SOUGHT AFTER Cul-De-Sac, and furthermore encompassing a BEAUTIFULLY PRESENTED & TREMENDOUSLY SPACIOUS layout of accommodation with Double Glazing & Gas Central Heating. This GORGEOUS PROPERTY offers GROWING FAMILIES or the more DISCERNING FIRST TIME BUYERS an EXCITING OPPORTUNITY to purchase a WONDERFUL & STYLISHLY DECORATED FAMILY HOME, which is IMMACULATELY MAINTAINED throughout, and altogether provides the PERFECT COMBINATION of Contemporary Family Living, Versatile 'Ready-to-move-into' Accommodation and a Hugely Desirable Residential Location. An EARLY VIEWING is ESSENTIAL if to appreciate the SIZE & STANDARD of the accommodation on offer, which in brief comprises: Stylish Reception Hall, Stunning Well Fitted Breakfast Kitchen, Attractive Sitting Room with Feature Media Wall Style Fireplace, Separate Dining Room / Further Reception Room, Useful Home Office / Study, Guests Cloakroom / W.C, Landing with Feature Balustrade, Four Well Proportioned & Neutrally Decorated First Floor Bedrooms (Master Bedroom with Luxury En-Suite Shower Room) and Gorgeous Well Appointed House Bathroom. Externally with Block Paved Driveway which provides OFF ROAD PARKING, Car-Port Area, Fore Garden, Garage and Beautifully Landscaped Rear Garden with Well Maintained Lawn & Various Patio & Decking Areas for Alfresco Dining.

ROOM DIMENSIONS (Measurements taken at widest available points)

GROUND FLOOR

Stunning Well Fitted Breakfast Kitchen with Integrated Appliances - 7.21m x 2.66m (23'7" x 8'8")

Stylishly Decorated Sitting Room with Feature Media Wall Style Fireplace - 4.16m x 3.92m (13'7" x 12'10")

Separate Dining Room / Further Reception Room - 4.144m x 2.62m (13'7" x 8'7")

Guests Cloakroom / W.C

Useful & Versatile Study / Home Office - 3.19m x 2.19m (10'5" x 7'2")

FIRST FLOOR

Bedroom 1 - 3.84m x 3.28m (12'7" x 10'9") **Luxury En-Suite Shower Room**

Bedroom 2 - 3.35m x 2.36m (10'11" x 7'8")

Bedroom 3 - 3.03m x 2.21m (9'11" x 7'3")

Bedroom 4 - 2.51m x 2.25m (8'2" x 7'4")

Gorgeous Well Appointed House Bathroom - 2.24m x 1.94m (7'4" x 6'4")

OUTSIDE

Impressive Block Paved Driveway & Fore Garden

Car Port & Garage

Beautifully Landscaped Rear Garden

EPC: C. Council Tax Band: D. All main services connected. Construction: We believe the property is of a standard construction type (this must be checked by any potential buyers conveyancing solicitor / surveyor). According to gov.uk, there is a very low risk of yearly flooding. Tenure: Freehold.

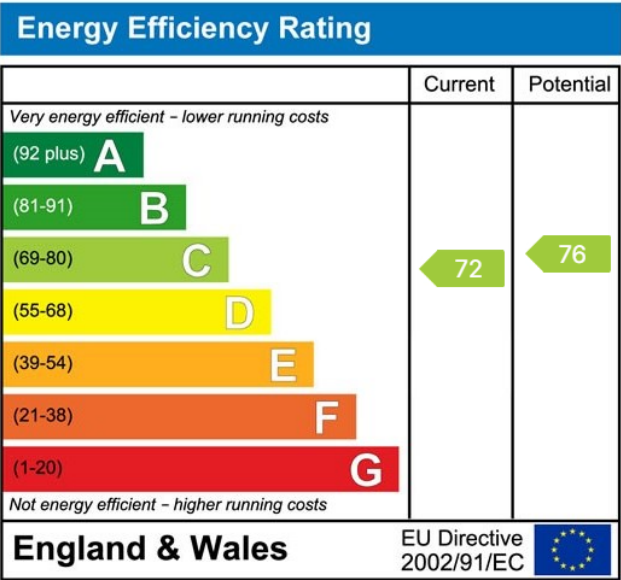


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- EXPENSIVELY APPOINTED & THOUGHTFULLY EXTENDED DETACHED RESIDENCE
- MASTER BEDROOM WITH LUXURY EN-SUITE SHOWER ROOM
- STUNNING WELL FITTED BREAKFAST KITCHEN WITH INTEGRATED APPLIANCES
- EXTREMELY SOUGHT AFTER WITHYMOOR VILLAGE LOCATION
- EXCELLENT RANGE OF LOCAL AMENITIES & POPULAR SCHOOLING CLOSE BY
- FOUR VERY WELL PROPORTIONED FIRST FLOOR BEDROOMS
- GORGEOUS RE-APPOINTED HOUSE BATHROOM
- THREE STYLISHLY DECORATED RECEPTION ROOMS
- SUPERBLY SITUATED WITHIN THIS DESIRABLE CUL-DE-SAC
- PERFECTLY SUITED FOR GROWING FAMILIES OR THE MORE DISCERNING FIRST TIME BUYERS



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