

LexAllan

local knowledge **exceptional service**

109 Seymour Road, Stourbridge, DY9 8YF

An impressive and beautifully presented three bedroom detached bungalow, maintained to an immaculate standard throughout and occupying a generous plot with a large driveway and far-reaching views to the front.

The well proportioned accommodation begins with an inviting entrance hall leading to a comfortable lounge featuring a charming log burner, alongside an impressive open plan kitchen/diner, separate utility room and conservatory. There are three good sized double bedrooms, a modern bathroom and a separate WC, offering practical and versatile living space.

Externally, the property continues to impress, with a substantial driveway, car port and a beautifully maintained garden providing an ideal setting for both relaxation and entertaining. The garden boasts a well equipped garden office and recreational spaces, a greenhouse and an impressive patio area incorporating a kitchen-style entertaining space, with additional room for a hot tub in situ.

Combining generous accommodation, exceptional presentation and superb outdoor space, this attractive detached bungalow offers a wonderful opportunity for those seeking comfortable single story living with plenty of space to enjoy both indoors and out.

Approach
Large block paved drive offering parking for a number of cars, lawn, flower beds and hedges.

Porch
Door to front and double glazed windows.

Entrance Hall
Door to front, double glazed window to front and tile floor.

Lounge
9′10″ x 16′4″
Double glazed window to front with far reaching views, central heating radiator and log burner.

Hallway
Central heating radiator and cupboard off.

Bedroom One
13′1″ x 11′5″
Double glazed window to front and central heating radiator.







Bedroom Two
10′5″ x 11′5″
Double glazed window to rear and central heating radiator.

Bedroom Three
10′5″ x 9′2″
Double glazed window to rear and central heating radiator.

Bathroom
Shower, heated towel rail, WC, double glazed window to side, wash hand basin with mixer tap and storage below and tile splash backs.

Separate WC
WC, double glazed window to side, heated towel rail, wash hand basin with mixer tap and storage below and tile splash backs.

Dining Room
9′2″ x 11′1″
Sliding door into conservatory and central heating radiator.

Kitchen
7′2″ x 27′2″
Double glazed window to side, range of wall and base units with work surface over incorporating sink with mixer tap, induction hob with extractor hood over, space and plumbing for dishwasher, integrated oven, microwave, tile splash backs and central heating radiator.

Utility
4′11″ x 7′2″
Double glazed window to side, wall and base units with work surface over incorporating sink with mixer tap, space and plumbing for washing machine, tile splash backs and combi boiler.

Conservatory
13′9″ x 9′6″
Double glazed windows, French doors and central heating radiator.

Car Port
17′4″ x 7′10″
With doors to front.

Rear Garden
Extensive block paved patio areas, outdoor kitchen area, lawn, flower beds, feature pond, wide gated side access and all with fencing to enclose.

Garden Office and Recreational Space
7′2″ x 17′0″
Double glazed windows, sliding doors, electrics and power points.

Green House
12′9″ x 6′2″









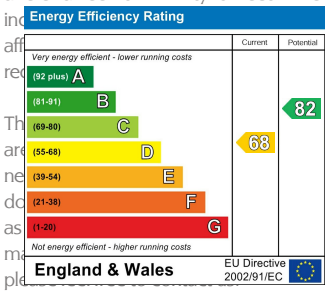


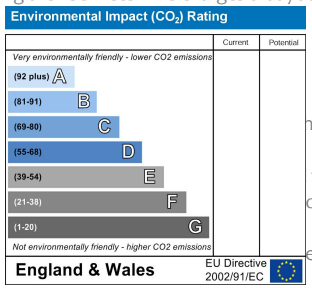


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Tenure (Freehold).
References to the tenure of a property are based on information supplied by the seller. We are advised that the property is freehold. A buyer is advised to obtain verification from their solicitor.



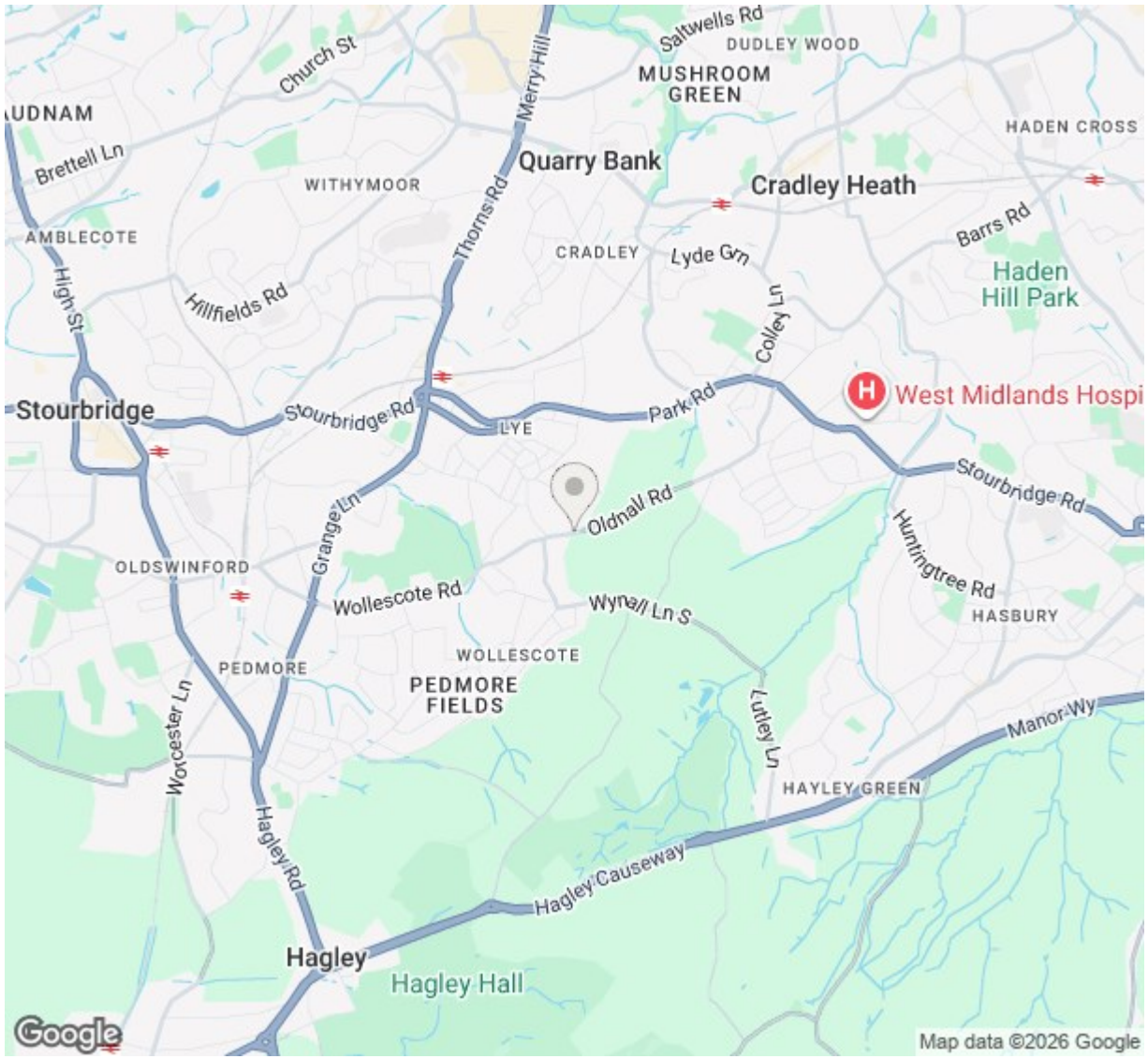











Saltwells Rd
DUDLEY WOOD
Church St
Merry Hill
MUSHROOM GREEN
UDNAM
HADEN CROSS
Brettell Ln
Quarry Bank
Cradley Heath
WITHYMOOR
Barrs Rd
AMBLECOTE
Thorns Rd
CRADLEY
Lyde Grn
Haden Hill Park
High St
Hillfields Rd
Colley Ln
West Midlands Hospi
Stourbridge
Stourbridge Rd
LYE
Park Rd
Stourbridge Rd
Oldnall Rd
Grange Ln
Huntingtree Rd
OLDSWINFORD
Wollescote Rd
Wynall Ln S
HASBURY
PEDMORE
WOLLESCOTE
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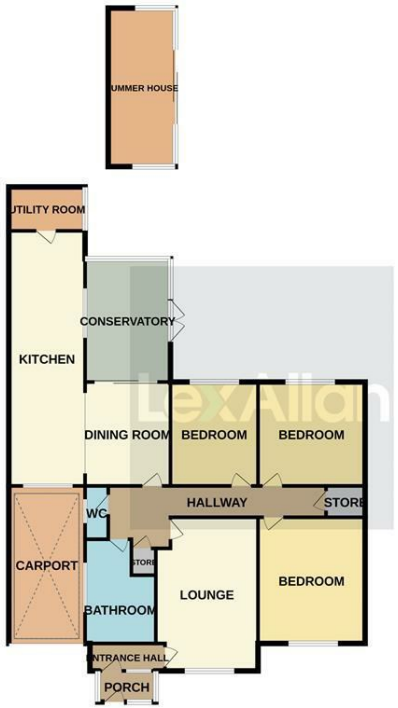








GROUND FLOOR



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