

AP MORGAN



Lutley Drive, Pedmore, Stourbridge
Asking Price £270,000

Features:

- End-of-terrace property
- Three bedrooms
- Generous sized lounge
- Well-fit modern kitchen
- Equipped family bathroom
- Well-presented rear garden
- Two car driveway and large garage
- Great transport links and amenities nearby

Description:

Introducing this well-presented, three-storey, end-of-terrace home offering three generously sized bedrooms, a spacious lounge, a well-fitted kitchen, a modern bathroom, and the added benefits of a two-vehicle driveway and garage, situated in Pedmore, Stourbridge.

On arrival, the property showcases a large driveway suitable for parking two vehicles. The left side of the property offers a spacious garage, ideal for additional parking or storage, while the right side has a pathway leading to a gate providing direct access to the rear garden.

Upon entry, the ground floor leads into the entrance hall, which comprises a cupboard for shoe and coat storage and an integral door providing easy access to the garage.

Heading up to the first floor, you are welcomed into the lounge, a generous space ideal for comfort and entertainment. Large windows overlook the front of the property, allowing plenty of natural light to flow through and offering beautiful sunset views in the evening. The lounge leads into the kitchen/diner, which is well fitted with ample storage and worktop space, an integrated oven with electric hob and overhead extractor, space for a full-sized fridge/freezer, and a great dining area with sliding doors opening onto the rear garden with internal fitted shutters.

The stairs from the lounge lead to the second floor and across the landing to the first bedroom, a generous double with a large sliding-door wardrobe; a second bedroom, also a double; and a third bedroom, a single, which would also be ideal for use as a home office. The bathroom is well fitted with a toilet and wash basin set in a vanity unit with built-in storage cupboards, and a bathtub with an overhead shower.



The rear garden opens onto a patio, offering a great space for outdoor furniture and dining, with a gate to the right leading to the front of the property. Both sides of the garden have steps leading up to a small, low-maintenance lawn, with a further set of steps up to a higher platform, bordered by plants, shrubbery, and panelling, and enclosed by fencing.

Nestled in the highly sought-after area of Pedmore, this residence benefits from proximity to excellent schools and easy access to Stourbridge Junction train station, located just opposite the property, making it an ideal choice for Birmingham commuters. The area also boasts an efficient road network, bus routes, and a wide range of local amenities, including shops, restaurants, and takeaways.

Details:

Entrance Hall

Garage 16'7" x 8'4" (5.05m x 2.54m)

Lounge 16'7" x 14'5" (5.05m x 4.4m)

Kitchen/Diner 7'10" x 14'5" (2.4m x 4.4m)

Landing

Bedroom One 7'10" x 14'6" (2.4m x 4.42m)

Bedroom Two 11'5" x 8' (3.48m x 2.44m)

Bedroom Three 8'2" x 7'11" (2.5m x 2.41m)

Bathroom 4'11" x 7'11" (1.5m x 2.41m)

EPC Rating: D

Council Tax Band: C (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01384 319 400.



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mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly.

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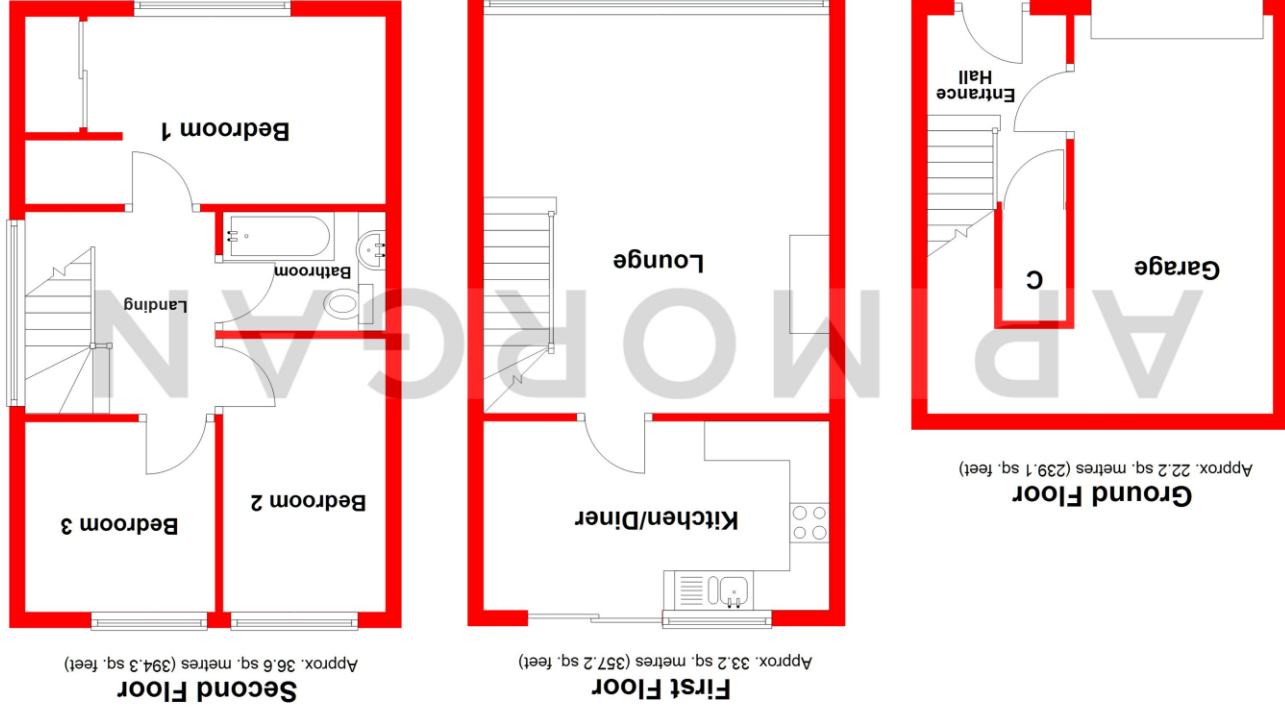
VAT per buyer and this is a non-refundable fee. These charges

cover the cost of obtaining relevant data, any manual checks

and monitoring which might be required. This fee will need to

be paid and the checks completed in advance of the issuing of

a memorandum of sale on the property you would like to buy.



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Plan produced using PlanUp.

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