

Taylors

Barsham Drive, Withymoor Village, Brierley Hill, DY5 3HE

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A THOUGHTFULLY EXTENDED & INCREDIBLY SPACIOUS, FOUR BEDROOM, DETACHED RESIDENCE superbly & enviably situated within this SOUGHT AFTER Cul-De-Sac, with a LOVELY OPEN FRONTAL OUTLOOK overlooking nearby 'Green Space', and furthermore encompassing a VERY WELL ARRANGED layout of accommodation with Majority Double Glazing & Gas Central Heating. This GOOD SIZED PROPERTY offers GROWING FAMILIES or the more DISCERNING FIRST TIME BUYERS an EXCITING OPPORTUNITY to put their own STAMP on this LOVELY FAMILY HOME, which is WELL PROPORTIONED throughout, and altogether provides the IDEAL COMBINATION of an EXTENDED GROUND FLOOR layout, Spacious & Practical First Floor Accommodation & a Hugely Desirable Residential Location. 'Barsham Drive' forms part of the EXTREMELY POPULAR AREA of Withymoor Village, which has an EXCELLENT RANGE of Local Amenities (Such as Merry Hill Shopping Complex) & Regular Transport Links close by, together with having an EXTENSIVE ARRAY of QUALITY SCHOOLING within close proximity. An EARLY VIEWING is ESSENTIAL if to appreciate the POTENTIAL & POSITION of the accommodation on offer, which in brief comprises: Entrance Porch, Reception Hall, Spacious Sitting Room, Large Separate Dining Room, Music Room / Office (Third Reception Room), Fitted Kitchen, Guests Cloakroom / W.C, Landing, Four Well Proportioned First Floor Bedrooms and House Shower Room. Externally with Driveway which provides OFF ROAD PARKING, Excellent Garage and Private Rear Garden with Secluded Lawn & Planted / Shrubbed Boarders.

ROOM DIMENSIONS (Measurements taken at widest available points)

GROUND FLOOR

Entrance Porch & Reception Hall

Guests Cloakroom / W.C

Spacious Sitting Room - 4.59m x 3.92m (15'0" x 12'10")

Separate Dining Room - 5.39m x 2.68m (17'8" x 8'9")

Useful Office / Music Room - 3.18m x 2.17m (10'5" x 7'1")

Kitchen - 3.75m x 2.67m (12'3" x 8'9")

FIRST FLOOR

Bedroom 1 - 3.87m x 3.29m (12'8" x 10'9")

Bedroom 2 - 3.07m x 2.84m (10'0" x 9'3")

Bedroom 3 - 3.27m x 2.7m (10'8" x 8'10")

Bedroom 4 - 2.51m x 2.28m (8'2" x 7'5")

House Shower Room - 2.21m x 1.91m (7'3" x 6'3")

OUTSIDE

Fore Garden & Driveway

Excellent Garage - 10.63m x 2.5m (34'10" x 8'2")

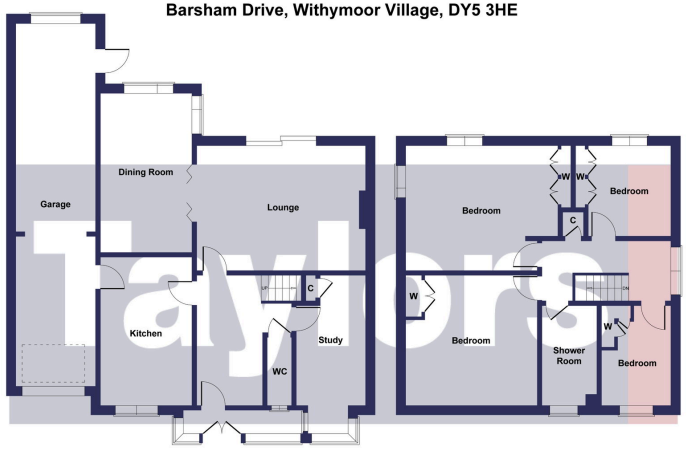
Secluded Rear Garden

EPC: D. Council Tax Band: D. All main services connected. Broadband / Mobile Coverage: According to Ofcom (the office of communications), standard, superfast & ultrafast broadband is available at this property. 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.





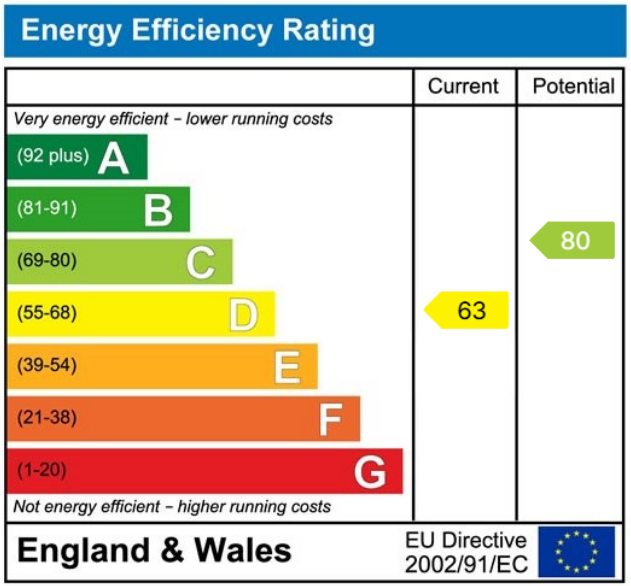
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- THOUGHTFULLY EXTENDED & INCREDIBLY SPACIOUS, DETACHED RESIDENCE
- THREE CHARMING RECEPTION ROOMS
- FOUR WELL PROPORTIONED FIRST FLOOR BEDROOMS
- EXTREMELY SOUGHT AFTER RESIDENTIAL LOCATION
- ENVIABLE SETTING WITHIN THIS DESIRABLE CUL-DE-SAC
- WONDERFUL OPEN OUTLOOK OVERLOOKING NEARBY 'GREEN SPACE'
- EXTENSIVE RANGE OF POPULAR SCHOOLING CLOSE BY
- DRIVEWAY & FANTASTIC GARAGE
- SECLUDED REAR GARDEN
- IDEAL FOR GROWING FAMILIES OR THE MORE DISCERNING FIRST TIME BUYERS





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