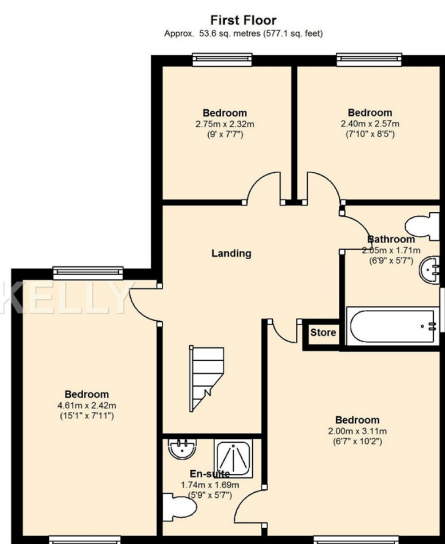
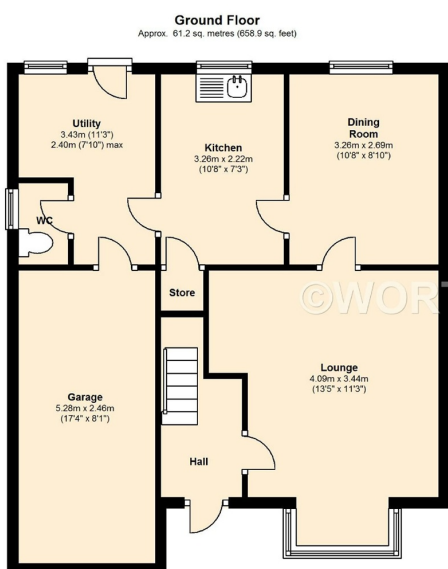




Whitworth Drive
West Bromwich
B71 3AU
£375,000



Total area: approx. 114.8 sq. metres (1236.0 sq. feet)



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Whitworth Drive

West Bromwich, B71 3AU

Fantastic family home for sale. This well-presented detached house located in the sought-after area of Whitworth Drive, West Bromwich. This property briefly comprises of; four good sized bedrooms, master bedroom having an en suite. Generous sized lounge, well appointed dining room, newly re fitted kitchen, bright utility room, ground-floor cloakroom and a first-floor family bathroom. The property also has a garage and driveway to the front and a private garden to the rear. Benefitting from double glazing and central heating where specified.



Ground Floor

Entrance Hall

Having a double glazed window, stairs elevating to the first floor accommodation, a central heating radiator and a door to:

Lounge

18' 6" x 15' 6" (5.64m x 4.72m) Double glazed window to the front elevation, gas fire with fire place, coved ceiling and central heating radiator. Wood effect floor.

Dining Room

10' 6" x 12' 8" (3.20m x 3.86m) Double glazed window to the rear elevation, wooden block flooring and a central heating radiator.

Kitchen

12' 6" x 8' 6" (3.81m x 2.59m) having double glazed window to re elevation, re fitted shaker style kitchen in olive green, with a range of wall and base units, Sink drainer with mixer tap over. Stunning work surfaces with tiling to splash backs. Intergrated electric hob with oven and extractor hood, intergrated dishwasher and fridge. Wooden effect flooring and gas central heating radiator.,

Utility Room

13' 8" x 9' 4" (4.17m x 2.84m) Double glazed window, door to the rear garden, wall units, tiling to splash prone areas, plumbing for a washing machine, central heating boiler, laminate flooring, a central heating radiator and a door to:

Cloakroom

Comprising of double glazed window to the rear elevation, coat hooks, low level flush wc, wash hand basin, cabinet, tiling to splash prone areas and a central heating radiator.

Garage

20' 6" x 9' 8" (6.25m x 2.95m) With power, lighting, shelving, cupboards and up and over doors.

First Floor

Landing

Having an airing cupboard and doors off to:

Bedroom 1

13' 4" x 11' 6" (4.06m x 3.51m) Double glazed window to the front elevation, fitted wardrobes with mirrored doors and a central heating radiator.

En Suite

Comprising of double glazed window to the front elevation, shower cubicle with over head shower, wash hand basin set in vanity unit, low level flush wc, coved ceiling, mirror and tiling to splash prone areas.

Bedroom 2

18' x 9' 6" (5.49m x 2.90m) Double glazed windows to both the front and rear elevations, loft hatch and two central heating radiators.

Bedroom 3

10' 8" x 9' 2" (3.25m x 2.79m) Double glazed window to the rear elevation and central heating radiator.

Bedroom 4

10' x 9' 4" (3.05m x 2.84m) Double glazed window to the rear elevation, a telephone point and a central heating radiator.

Bathroom

Double glazed window to the side, wash hand basin set in vanity unit, tiling to splash, mirror, sunken ceiling spot lights, low level flush wc, extractor fan and radiator.

Outside

Rear Garden

Enclosed by panel fencing with paved patio area, side gate, further paved patio with a raised walled lawn, tool shed, cold water tap and security light.