CHRIS FOSTER & Daughter

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2 Oakenhayes Crescent, Brownhills, WS8 7QD
Offers Over £260,000

A spacious, well presented, detached bungalow residence occupying a sweeping corner position in this quiet and sought after residential location within easy reach of local amenities.

* Recessed Porch * Reception Hall * Lounge * Dining Area * Modern Fitted Kitchen * 2 Double Bedrooms * Modern Shower Room * Recessed Garage * Ample Off Road Parking * Additional Driveway To Rear * Gas Central Heating * PVCu Double Glazing * No Upward Chain

Council Tax Band C
Local Authority - Walsall

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Company Number: 11253248

2 Oakenhayes Crescent, Brownhills



Lounge



Dining Area



Lounge



Bedroom One



Bedroom Two

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Shower Room



Hallway





Rear Garden

2 Oakenhayes Crescent, Brownhills

An internal inspection is highly recommended to begin to fully appreciate this spacious, well presented, detached bungalow residence that occupies a sweeping corner position in this quiet and sought after residential location within easy reach of local amenities.

Brownhills High Street enjoys all main shopping facilities including a Tesco store together with regular and frequent public transport services to Walsall, Cannock and Lichfield.

The A5 trunk and M6 Toll Roads are within a short driving distance giving further access to the M6, M5, M42 and M54 thus bringing all centres of the West Midlands conurbation within easy commuting distance.

A splendid range of schools for children of all ages is readily available including Brownhills Ormiston Academy, Watling Street Primary and St Bernadette's Catholic Primary.

Chasewater Country Park is very close at hand, whilst further leisure facilities can be found at Holland Park and Oak Park Active Living Centre.

The accommodation that enjoys the benefit of a gas central heating system and PVCu double glazing, briefly comprises the following:

RECESSED PORCH
leading to:

RECEPTION HALL
PVCu double glazed entrance door, radiator, ceiling light point, loft access and storage cupboard off.

LOUNGE
4.65m x 3.23m (15'3 x 10'7)
PVCu double glazed sliding patio door leads to the rear garden, radiator, ceiling light point, two wall light points and being open plan to:

DINING AREA
2.59m x 2.26m (8'6 x 7'5)
PVCu double glazed window to side, radiator and ceiling light point.

MODERN FITTED KITCHEN
3.20m x 2.13m (10'6 x 7')
PVCu double glazed window to rear, PVCu double glazed door to side, tiled floor, ceiling light point, wall mounted 'Worcester' central heating boiler, range of fitted wall, base units and drawers, working surfaces with matching upstands and inset stainless steel single drainer sink having mixer tap over, space for cooker with extractor canopy over, radiator, space for fridge/freezer and space and plumbing washing machine.

BEDROOM ONE
4.04m x 3.51m (13'3 x 11'6)
PVCu double glazed bow window to front, range of fitted wardrobes, radiator and ceiling light point.

BEDROOM TWO
4.04m max x 3.02m (13'3 max x 9'11)
PVCu double glazed bow window to front, radiator and ceiling light point.

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MODERN SHOWER ROOM
PVCu double glazed window to side, shower enclosure with electric 'Triton' shower fitted, vanity wash hand basin with storage cupboard below, wc, tiled walls and floor, radiator, ceiling light point and airing cupboard off.

OUTSIDE

FORE GARDEN
tarmacadam frontage providing ample off road parking, shrubs, double opening wrought iron gates lead to additional tarmacadam driveway providing additional off road parking and access to CAR PORT and:

RECESSED GARAGE
5.59m x 2.51m (18'4 x 8'3)
double opening doors to front, windows to rear and side, light and power.

SIDE GARDEN
being lawned with side border and shrubs.

REAR GARDEN
gated side access, paved patio, outside tap, security light, shaped lawn with side borders and shrubs, useful shed and additional rear driveway approached via double opening gates.

GENERAL INFORMATION
We understand the property is Freehold with vacant possession upon completion.

SERVICES All main services are connected together with telephone point subject to the usual regulations. A plentiful supply of power points are installed throughout the property.

FIXTURES AND FITTINGS All items specified in these sales particulars pass with the property. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. Buyers are advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. Buyers are advised to obtain verification from their Solicitor. Misrepresentation Act 1967 These particulars, whilst believed to be correct, are provided for guidance only and do not constitute any part of an offer or contract. Intending purchasers or tenants should not rely on them as statements or representations of fact, but should satisfy themselves by inspection or otherwise as to their accuracy. All photographs are intended to show a representation of the property and any items featured should be assumed not to be included unless stated within these sales particulars.

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