



RE/MAX

Prime Estates



19 Rugby Road, Stourbridge, DY8 4RJ

Offers in the region of £325,000

Nestled in a private cul-de-sac, this vastly extended four bedroom semi-detached family home is a testament to spacious living and convenience. With four generously sized bedrooms, this property offers ample room for the whole family to flourish.

As you step inside, you'll immediately appreciate the sense of space that floods the interiors. The entire house is double glazed, ensuring comfort and energy efficiency. The fitted kitchen is a hub of culinary creativity, where preparing family meals becomes a joy whilst enjoying the integrated dining space within.

Upstairs, the well-appointed bedrooms provide retreats for relaxation and personalisation. The fitted bathroom adds a touch of easement to your daily routine, complete with amenities including separate shower cubicle and bath unit.

One of the standout features of this property is its no upward chain status, offering a hassle-free transition for the fortunate new owners. The property further benefits from off road parking and a private garden with generous storage to rear.

To the front of the property

To the front of the property there is a block paved driveway, grass lawn to side and a gate leading to the car port.

Entrance Hall

With a door leading from the front, doors leading to various rooms, stairs leading to the first floor landing and a central heating radiator.

Lounge 15'9" x 11'4" (4.82 x 3.47)



With a door leading from the entrance hall, double glazed windows to side and front, gas fireplace with decorative surround and a central heating radiator.

Kitchen Diner 16'9" x 11'0" max (5.12 x 3.36 max)



With a door leading from the entrance hall, fitted with a range of wall and base units with tiled splash back, electric oven with gas hob, one and a half sink and drainer, space for appliances, two storage cupboards, double glazed sliding door to rear, door leading to the utility, double glazed window to rear, recessed spotlights and a central heating radiator.

Utility

With a door leading from the Kitchen, space for appliances, stainless steel sink and drainer, base units with work top, double glazed windows to side and rear and a door leading to the garden.

WC



With a door leading from the entrance hall, wash hand basin set into vanity unit with tiled splash back, WC, double glazed window to front and a chrome heated towel rail.

Office 8'11" x 7'9" (2.74 x 2.38)

With a door leading from the entrance hall, double glazed window and door to rear, combination boiler and a central heating radiator.

Landing

With stairs leading from the entrance hall, doors leading to various rooms and access to the loft.

Bedroom One 12'7" x 11'0" (3.85 x 3.36)



With a door leading from the landing, double glazed window to rear, fitted wardrobes and a central heating radiator.

Bedroom Two 17'4" x 6'9" (5.30 x 2.08)



With a door leading from the landing, double glazed window to rear, second loft access and a central heating radiator.

Bedroom Three 9'3" x 7'8" (2.84 x 2.35)



With a door leading from the landing, double glazed window to front, fitted wardrobes and a central heating radiator.

Bedroom Four 13'1" x 8'8" (3.99 x 2.65)



With a door leading from the landing, double glazed window to front and a central heating radiator.

Bathroom



With a door leading from the landing, shower cubicle with waterfall shower attachment, bath unit with shower attachment, WC and wash hand basin with tiled splash back, recessed spotlight, double glazed window to rear and a chrome heated towel rail.

Garden



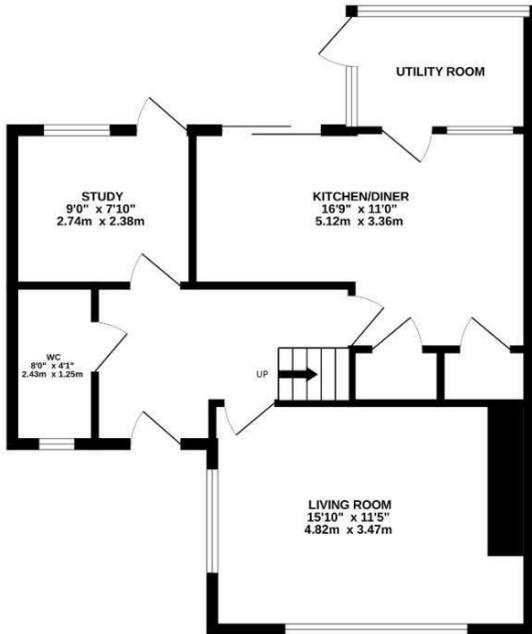
With doors leading from the utility and office, paved patio area with pathway, grass lawn to sides with mature shrub borders and a door leading to the spacious garden storage space to the rear.

Car Port

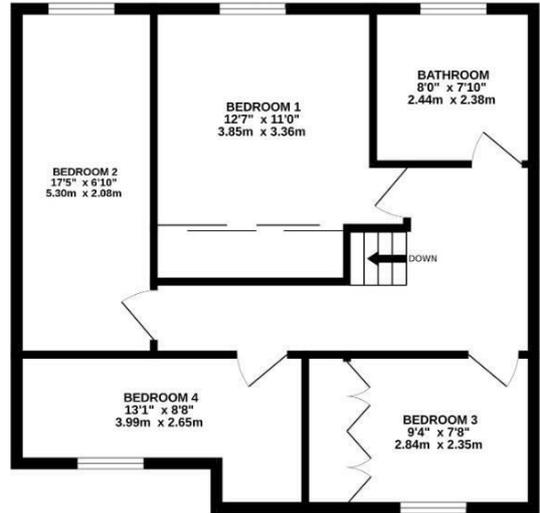
With a gate leading from the front and a door leading to the entrance hall.

Floor Plan

GROUND FLOOR
594 sq.ft. (55.1 sq.m.) approx.



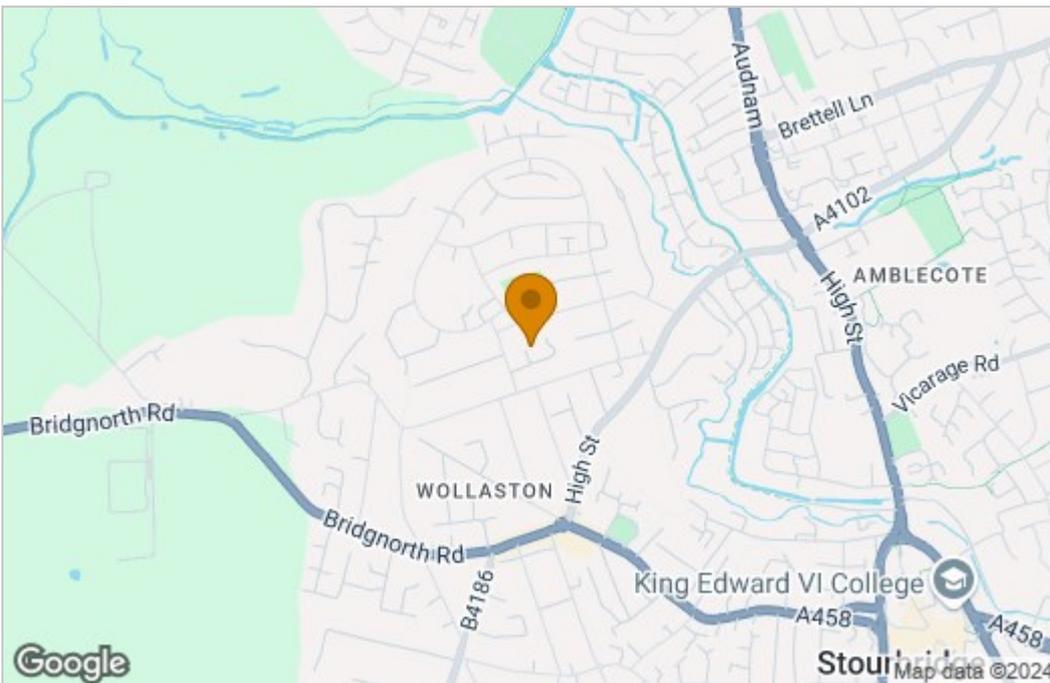
1ST FLOOR
625 sq.ft. (58.0 sq.m.) approx.



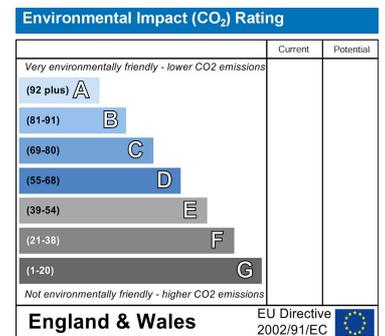
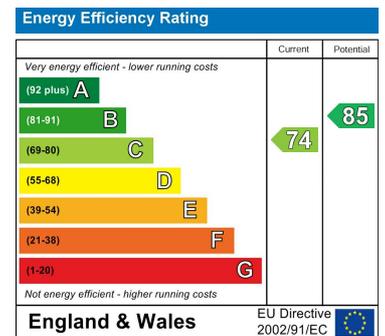
TOTAL FLOOR AREA : 1218 sq.ft. (113.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Energy Efficiency Graph



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