PTN Estates

Residential Sales & Lettings









80 Robert Street, Gornal, Dudley, DY3 2AY **£230,000**

This traditional semi-detached house offers a delightful blend of character and modern convenience. Upon entering, you are greeted by a welcoming hallway adorned with original stained glass doors and wooden staircase.

The home boasts two spacious reception rooms, perfect for both relaxation and entertaining. The fitted kitchen extension enhances the living space. Additionally, a convenient ground floor WC adds to the practicality of the layout.

Upstairs, you will find three bedrooms, ideal for families or those seeking extra space. The re-fitted bathroom is a standout feature, complete with a luxurious bath and a separate shower cubicle, ensuring comfort and style.

The property benefits from a large cellar equipped with power, offering ample storage or potential for further development. With a Worcester boiler, gas central heating, and UPVC double glazing throughout, you can enjoy warmth and energy efficiency all year round.

Outside, the large rear garden presents a wonderful opportunity for outdoor enjoyment, whether it be gardening, entertaining, or simply unwinding in a tranquil setting. The driveway provides convenient off-road parking, adding to the appeal of this lovely home.

Situated close to the village, this property is offered with no upward chain, making it an ideal choice for those looking to move in without delay. This charming residence is a perfect blend of traditional features and modern amenities, making it a must-see for prospective buyers.

Porch
Upvc porch with wall light and original wood and glazed door to the hall way

Hall way
Gas central heating radiator, ceiling light point, original staircase with wooden panelling, opening to lounge, door to dining room, doorway to kitchen, folding door to ground floor wc, door to cellar

Lounge 3.34 x 3.65
Upvc double glazed bay window to the front elevation, gas central heating radiator, ceiling light point, gas fire and brick built fire surround

Dining Room 3.34 x 3.34
Upvc double glazed window to the rear elevation, gas central heating radiator and ceiling light point

Fitted Kitchen 2.80 x 3.33
Wall and base units, rolled edge work surfaces, tiled splash backs, tiled floor, recess for cooker, plumbing for washing machine, stainless steel sink unit, gas central heating radiator, ceiling light point, two UPVC windows and side door

WC 0.82 x 2.01
UPVC double glazed window, tiled floor, chrome towel radiator, low flush WC, wash hand basin, ceiling light point.

Cellar
Stairs down into cellar. UPVC double glazed window and door, Worcester wall mounted boiler, Electric power points

Landing
UPVC double glazed window to side elevation. loft access hatch, ceiling light point, doors off to the three bedrooms and bathroom.

Bedroom One 2.76 x 3
UPVC double glazed bay window, built in wardrobes. ceiling light point, gas central heating radiator.

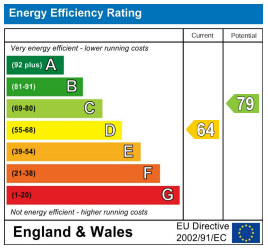
Bedroom Two 3.34 x 3.34
UPVC double glazed window to rear elevation, gas central heating radiator, ceiling light point

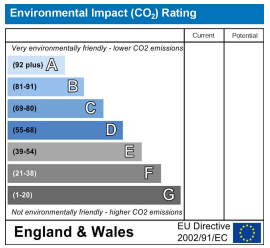
Bedroom Three 2.05 x 2.03
UPVC double glazed window to front elevation, gas central heating radiator, ceiling light point

Bathroom 1.71 x 2.19
Panelled in bath, wash hand basin, low flush WC, corner shower cubicle, extractor fan, UPVC double glazed window to rear elevation, chrome heated towel radiator, part tiled walls.

Garden
Delightful rear garden laid to lawn with mature shrubs and fruit trees, patio decking and upvc double glazed summer house

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