



The  
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Braithwaite Drive  
Kingswinford

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23 Braithwaite Drive, Kingwinford DY6 8DS

This 2 Bedroom Detached Bungalow commands a wide frontage and corner position side onto Windermere Drive and benefits from a large Driveway and Detached Double Garage together with a south facing rear garden.

Originally built by David Payne Homes, the Bungalow is in a level position and is well placed close to the centre of Kingswinford having a good range of amenities on the doorstep, making it very convenient.

Now requiring updating, the Bungalow offers fantastic potential to further improve and is well worth inspection to fully appreciate.

With gas central heating, double glazing and comprising: Reception Hall, through Lounge/Dining Room, Kitchen, 2 Bedrooms and Bathroom.

OVERALL, A GREAT OPPORTUNITY FOR A BUNGALOW OFFERING LOTS OF SCOPE, IN A CONVENIENT AND POPULAR LOCATION. VIEWING IS HIGHLY RECOMMENDED.

There is a Recessed Entrance with tiled floor, part obscure double glazed door and obscure double glaze side screen to the Reception Hall having Airing Cupboard (with tank) and doors leading off.

Bedroom 1 is a double size room having a range of wardrobes with top cupboards and double glazed front and side window.

Bedroom 2 is a double size room with built-in double wardrobe and top cupboard and double glazed rear window.

There is a Bathroom having a coloured suite with bath having shower over, WC, basin, part tiled walls, access to loft space (with the ladder) and obscure double glazed side window.

The Lounge/Dining Room is a through room having a brick fireplace with raised hearth and wooden mantel (fire not working), double glazed bow window to front, side double glazed bow window and rear double glazed French window with centre door to Garden.

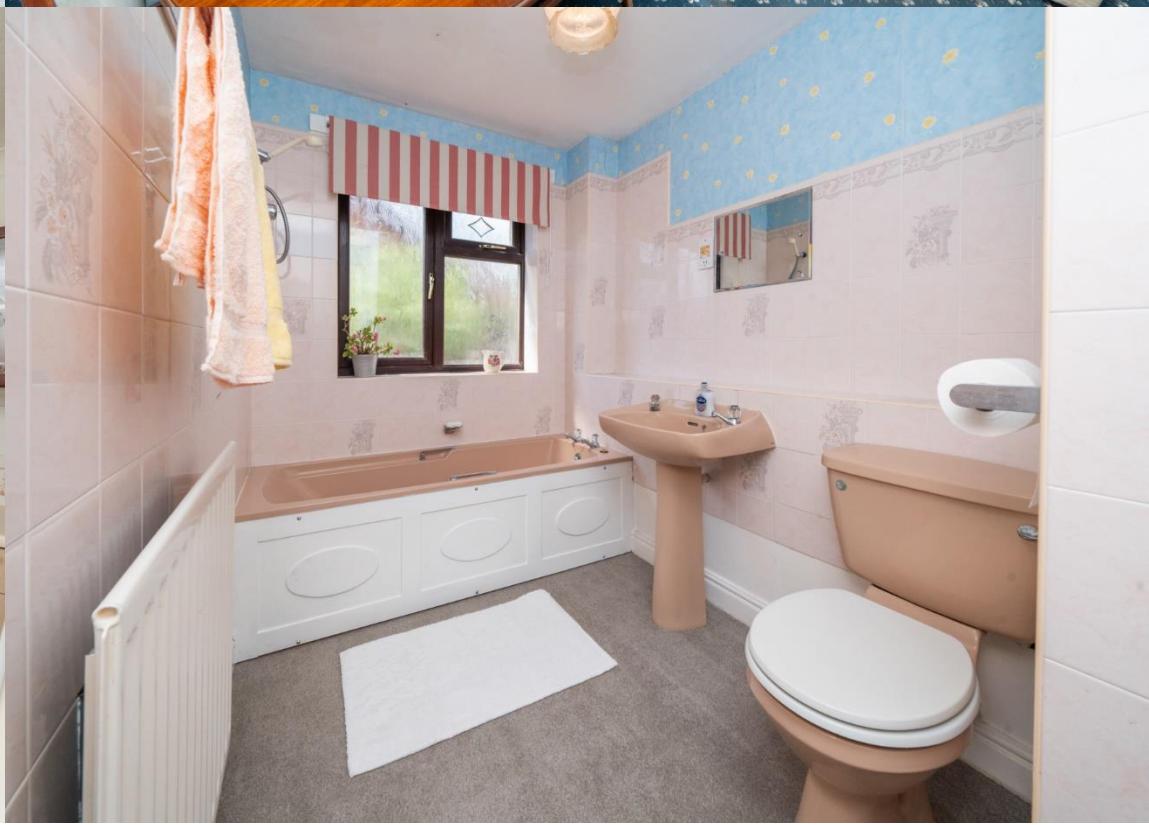
The Kitchen has a range of wall and base cupboards, worktops, tiled splashbacks, sink and mixer tap, Worcester gas central heating boiler, tiled floor, double glazed rear window and part double glazed rear door to Garden.

There is a Detached Double Garage with up and over door, strip light, double glazed side window, part double glazed side pedestrian door Garden and there is a loft over.

At the front, there are lawned garden areas with centre pathway leading to the front entrance, large Driveway providing excellent off road parking and side lawn to the corner plot.

The Rear Garden is south facing, having a wide paved patio with gate to Driveway, low wall, lawn, rear conifer border, fruit trees, shed, greenhouse, side lawn area with borders and gate to front and rear tap.

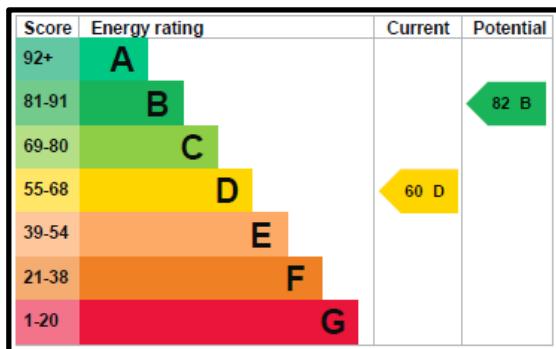
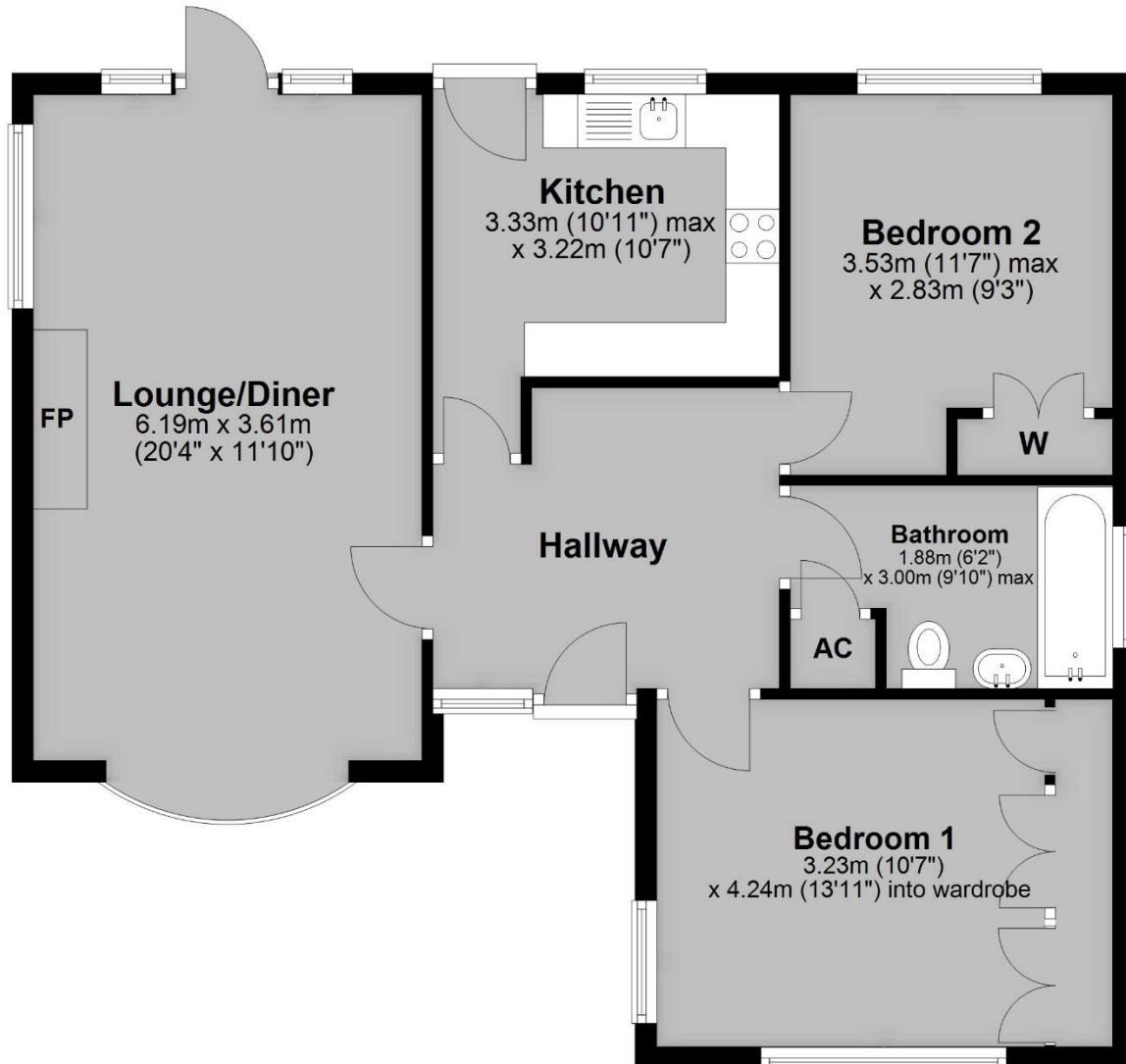
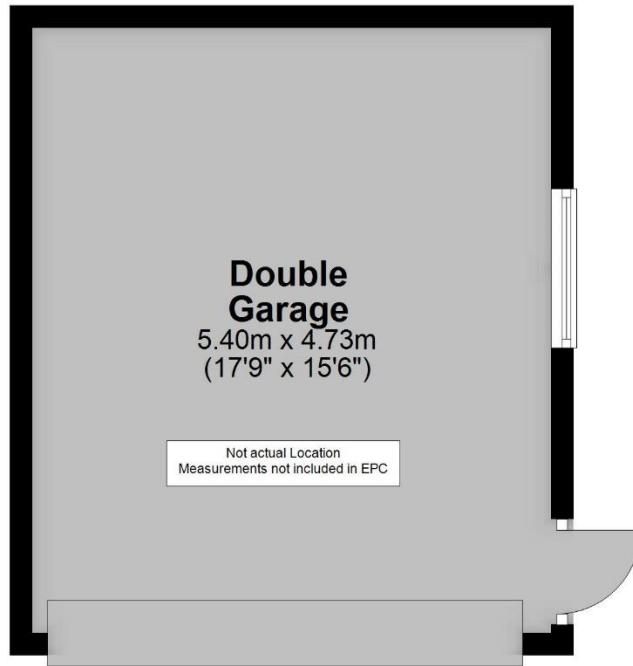
Tenure: Freehold. Construction: Brick with pitched tiled roof. Services: All main services are connected. Broadband/Mobile Coverage: visit: <https://checker.ofcom.org.uk/en-gb/broadband-coverage>. Council Tax Band: D



# FLOOR PLANS

## Ground Floor

Approx. 97.1 sq. metres (1045.2 sq. feet)



Total area: approx. 97.1 sq. metres (1045.2 sq. feet)



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**Important:** We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property. We commonly receive referral fees from specialist service partners – an outline of these can be found on  
<https://www.leeshaw.com/downloads/referral-fees.pdf>

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we sell **homes**.