



Coward Drive, Oughtibridge, S35

Asking Price £290,000

- Great three bedroom semi detached family home
- Light and airy rooms throughout
- Beautifully maintained tiered rear garden with patio
- Accommodation over three floors
- Versatile garage conversion with access to useful utility craft room
- Freehold - Council tax band C - £2,119.18
- Lovely kitchen diner with doors opening to the lounge
- Drive providing off road parking

Coward Drive, Oughtibridge, S35

**** FREEHOLD **** Nestled in the charming area of Oughtibridge, Coward Drive presents a delightful semi-detached house that is perfect for families or those seeking a peaceful retreat. Built in 1983, this well-maintained property boasts a generous living space of 1,378 square feet, providing ample room for comfortable living. The home features a welcoming reception room, ideal for entertaining guests or enjoying quiet evenings with family. With three bedrooms, there is plenty of room for everyone to relax and unwind.

A great feature of this property is the ground floor, which has been thoughtfully adapted to create a large garage workspace. This versatile area includes a door leading to a good-sized utility crafting room, making it perfect for those who require additional storage or a dedicated workspace. The beautifully presented rear garden is a true highlight, offering a serene outdoor space for gardening, play, or simply enjoying the fresh air. It is an ideal setting for summer barbecues or peaceful afternoons spent reading in the sun.



Council Tax Band: C



ENTRANCE HALLWAY

A stylish composite entrance door opens into a welcoming hallway, featuring modern laminate flooring and a radiator. The space is enhanced by coving and a ceiling light point, with stairs rising directly to the kitchen area. A solid door provides access to the garage/workshop.

GARAGE/ WORKSHOP

The garage, with an electric up-and-over door, has been thoughtfully converted into a practical storage and work area, while still retaining the ability to accommodate vehicles if required. Fitted with laminate flooring, wall lights, and a radiator, this space offers excellent functionality. A solid door leads through to the utility and craft room.

UTILITY AND CRAFT ROOM

A generous and versatile space, ideal for laundry, hobbies, or additional storage. The room features roll-top work surfaces with space and plumbing for appliances beneath, a single sink and drainer, and a range of base and wall-mounted storage units. With ample space for a crafting table, the room is finished with laminate flooring, coving, and a ceiling strip light, providing a practical and well-equipped area for everyday use.

STAIRS RISING TO THE FIRST FLOOR

The stairs lead directly into the kitchen area.

KITCHEN DINING ROOM

A beautifully appointed kitchen with a good range of cream wall, drawer, and base units, complemented by black marble-effect worktops and matching splashbacks. The single sink and drainer with mixer tap is positioned beneath a leaded wood-effect double-glazed window overlooking the rear garden. Integrated appliances include an oven, four-ring hob with extractor hood, and dishwasher, with additional space for an under-unit fridge. Natural light is enhanced by a side-facing window, while laminate flooring and a ceiling light point complete the kitchen space.

The kitchen opens to the dining area, separated by an island peninsula and continuing the laminate flooring throughout. This bright and inviting space features a radiator, ceiling light point, and leaded wood-effect double-glazed doors opening onto the patio, providing lovely garden views. Double Georgian-style internal doors lead through to the lounge, creating a seamless flow between the living spaces.

LOUNGE

An attractive lounge featuring a charming coal-effect fireplace as a focal point. A UPVC

double-glazed bay window allows plenty of natural light and offers elevated views. The room is finished with laminate flooring, coving, a ceiling light point, and a radiator. A solid door leads to the side entrance hallway.

SIDE ENTRANCE HALLWAY

A lovely, light-filled hallway with a front-facing UPVC double-glazed bay window, carpeted flooring, coving, a ceiling light point, and a radiator. Stairs from this room lead to the second floor, providing convenient access to the upper-level accommodation.

STAIRS RISING TO THE SECOND FLOOR LANDING

A bright and spacious landing with a painted wooden balustrade and a side-facing double-glazed window. Finished with carpet, coving, a ceiling light point, and a radiator, the landing provides access via solid doors to three bedrooms, the family bathroom, and a storage cupboard housing the hot water tank.

BEDROOM ONE

A spacious principal bedroom carpeted for comfort, with coving, a ceiling light point, and a radiator. A UPVC double-glazed window provides pleasant front-facing views, and there is ample space for wardrobe storage.

BEDROOM TWO

A bright and airy bedroom with a leaded wood-effect double-glazed window overlooking the rear garden. Finished with laminate flooring, coving, a ceiling light point, and a radiator.

BEDROOM THREE

A single bedroom currently utilised as a home office, featuring a UPVC double-glazed window to the front elevation. Finished with carpet, coving, a ceiling light point, and a radiator, the room offers a comfortable and adaptable space.

FAMILY BATHROOM

A contemporary family bathroom with a 'P'-shaped bath and curved glass screen door, complemented by an over-bath wall-mounted electric shower with rainhead and handheld attachments. Fitted with a pedestal wash basin, WC, and dry wall panelling, the room also benefits from recessed ceiling spotlights, coving, tiled flooring, an extractor fan, and a vertical heated towel rail. An obscure leaded double-glazed window to the rear elevation provides natural light while maintaining privacy.

FRONT GARDEN

The property is approached via a driveway leading to the integral garage, providing convenient

off-road parking. The front garden is open-plan and well-maintained, featuring a manicured lawn and a decorative tree. The curb has been dropped in preparation for a potential driveway for three cars if required. Steps lead up to the side entrance door, with a side path continuing to a gate that provides access to the rear garden.

REAR GARDEN

A beautifully maintained rear garden, thoughtfully landscaped with tiered lawns separated by sleeper retaining walls and mature planting throughout. The good-sized patio creates a perfect space for entertaining, while the top section includes a greenhouse to be included in the sale. The garden is enclosed by a combination of fencing, walls, and hedges, offering privacy and a tranquil outdoor environment.

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2. MEASUREMENTS are taken with an electronic device. If you are ordering carpets or furniture, we would advise that the details are checked to your personal satisfaction by taking your own measurements upon viewing.
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Directions

Viewings

Viewings by arrangement only. Call 0114 2299 060 to make an appointment.

Council Tax Band

C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 