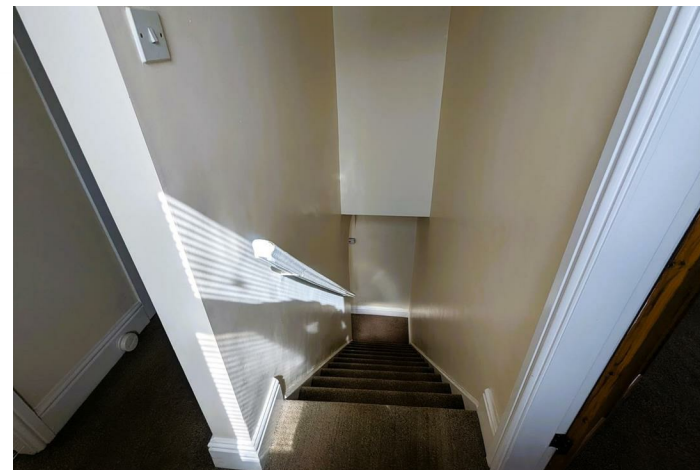


52 Banners Lane, Halesowen, B63 2SD



52 Banners Lane, Halesowen



Hicks Hadley

13 Hagley Road
Halesowen
West Midlands
B63 4PU

 0121 585 66 67

 sales@hickshadley.com

 <https://www.hickshadley.com>

****NO UPWARD CHAIN****

An attractive, two bedroom, detached property in this most popular of locations for all local amenities. The property briefly comprises: entrance lobby, spacious lounge, dual aspect dining room, long fitted kitchen, separate utility, two double bedrooms and bathroom to first floor. The property further benefits from: private rear garden, driveway, gas central heating and double glazing. VIEWING HIGHLY RECOMMENDED. GREAT OPTION FOR FIRST TIME BUYERS. EPC: E

Offers In The Region Of £195,000 - Freehold

Hicks Hadley



Entrance Lobby

With cellarette and doors into:

Spacious Lounge 14'4 x 11'10 (max) (4.37m x 3.61m (max))

With central heating radiator, feature fireplace and double glazed bay window to front elevation.

Dining Room 14'3 x 11'6 (max) (4.34m x 3.51m (max))

With central heating radiator, double glazed windows to side and rear elevation and door into:

Fitted Kitchen 17'9 x 7' (5.41m x 2.13m)

Having wall and base units with worktops over, single drainer sink unit, integrated oven, electric hob, space for fridge/freezer, splash back tiling, wall mounted boiler, central heating radiator, door into garden and door into:



Utility

With plumbing for automatic washing machine, space for further appliance and central heating radiator.

Landing

With double glazed window to side elevation and doors into:

Bedroom One 14'4 x 10'10 (max) (4.37m x 3.30m (max))

With central heating radiator, storage cupboard and two double glazed windows to front elevation.

Bedroom Two 11'6 x 9'1 (3.51m x 2.77m)

With central heating radiator and double glazed window to rear elevation.

Bathroom 8'4 x 4'8 (2.54m x 1.42m)

Having panel bath with shower over, shower screen, pedestal wash hand basin, low flush wc, ceramic tiling, central heating radiator and obscured double glazed window to side elevation.



Outside

Front: With driveway leading to left hand gate and front entrance door on the side.

Rear: With patio area and further low maintenance garden reaching around to the rear of the property

Agents Note

We have been informed that the property is freehold. Please check this detail with your



solicitor.

COUNCIL TAX BAND: B

All main services are connected.

Broadband/Mobile coverage- please check on link-
[//checker.ofcom.org.uk/en-gb/broadband-coverage](http://checker.ofcom.org.uk/en-gb/broadband-coverage)
EPC:E

