

SKITTS

ESTATE AGENTS



Chad Road, Coseley
Bilston, WV14 9TF

£199,950

01902 686868

We Value Your Home



A well maintained semi-detached property situated in a popular residential area local to a range of amenities including shops, schools and public transport services. This three bedroom family home benefits from central heating, double glazing, off road parking and a pleasant garden to the rear.

Further features include: two reception rooms, a fitted kitchen with useful utility area off, three good size bedrooms, bathroom and separate WC. Clear mining report available upon request.

Council Tax Band A. Energy Rating C. Tenure FREEHOLD.

Approach By way of block paved driveway providing off road parking for numerous vehicles.

Entrance Porch Having double glazed double doors.

Reception Hall Having central heating radiator.

Living Room 13' 1" x 12' 7" (3.98m x 3.83m) Having gas fire with marble type surround, hearth and fireplace, central heating radiator and double glazed window.

Sitting Room 10' 7" x 9' 6" (3.22m x 2.89m) Having central heating radiator and double glazed window.

Kitchen 11' 7" x 6' 8" (3.53m x 2.03m) Having inset stainless steel sink top with fitted base units and decorative laminate work tops, built in oven with four ring gas hob and cooker hood. Range of fitted wall cupboards, pantry, ceramic wall tiling, quarry floor tiling, central heating radiator, two double glazed windows and door leading out.

Lobby Having door to the rear garden.

Utility 7' 5" x 7' 0" (2.26m x 2.13m) Having decorative laminate work top, range of fitted wall cupboards, plumbing for washing machine and double glazed window.

Landing Having loft hatch for access, airing cupboard housing combination boiler, double glazed window and WC off. Having low flush WC and double glazed window.

Bedroom One 13' 6" x 10' 10" (4.11m x 3.30m) Having central heating radiator and double glazed window.

Bedroom Two 14' 3" x 9' 7" (4.34m x 2.92m) (Max) Having central heating radiator and double glazed window.

Bedroom Three 9' 3" x 8' 6" (2.82m x 2.59m) Having central heating radiator and double glazed window.

Bathroom 6' 7" x 5' 0" (2.01m x 1.52m) Having 'White' suite comprising: panelled bath, wash hand basin, central heating radiator and double glazed window.

Rear Garden Enclosed and private from neighbouring properties, paved patio area, cold water tap, neat lawn area, numerous flowers and flowering shrubs, garden shed and gated side access.





TENURE: Freehold. References to the Tenure of this property are based upon information supplied by the seller. The Agents has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor.

COUNCIL TAX BAND: A
EPC RATING: C

FIXTURES & FITTINGS: All fixtures and fittings other than those mentioned within these particulars are expressly excluded, although agreement on certain items may be reached separately with the vendor.

PROPERTY MISDESCRIPTION ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services so cannot verify that they are connected, in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.

NOTICE These particulars, although believed to be correct, do not constitute any part of an offer or contract. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness each of the statements contained in these particulars. All measurements are approximate and for illustrative purposes only. Photographs are produced for general information and it must not be inferred that any item shown is included in the sale.

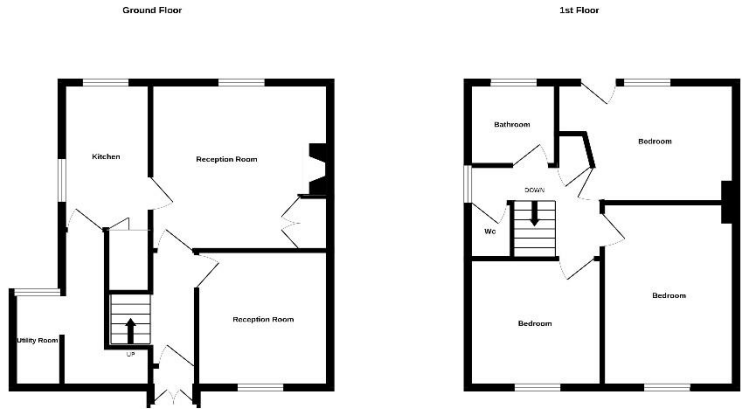


DISCLOSURE As a professional Estate Agency our clients employ us to look after their best interests. This includes providing them with full details of offers made to purchase their property. To ensure our obligations to our clients are met we need to check the status of all potential purchasers. If you make an offer on this property we will ask a member of The Finance Family to act you to verify your status. They are a leading firm of Independent Financial Advisers and Mortgage Brokers. Should they transact any business resulting from our introduction then we may receive a commission.

The Finance Family are authorised and regulated by the Financial Conduct Authority (FCA). Not all mortgages are regulated by the FCA. **Your home may be repossessed if you do not keep up repayments on your mortgage or other loans secured on it.**

If you require a legal advisor to handle your purchase we can refer you to our preferred panel of Solicitors. In such cases a commission of no more than £240 inc VAT for each referral may be received from that panel firm.





Measurements are approximate. Not to scale. Illustration purposes only.
View with Skitts (2024)

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