



Ivanhoe Street
Dudley DY2 0YD

for sale offers in the region of
£185,000



Property Description

This well maintained semi-detached home, located in the heart of Dudley, has been extensively renovated to a high standard by its current owners. It presents move-in-ready living spaces that are ideal for families and first-time buyers alike. The property features a spacious rear garden with significant potential for development. Additionally, its prime location offers convenient access to local schools, amenities, transport links, and the upcoming tram line.

Entrance Hall

Double glazed door to the side, stairs to first floor accommodation.

Lounge

14' x 13' 3" (4.27m x 4.04m)

Double glazed window to the front & side, central heating radiator.

Dining Room

13' 3" x 12' (4.04m x 3.66m)

Double glazed window to the rear, built-in understairs storage, central heating radiator.

Kitchen

10' 8" x 7' 9" (3.25m x 2.36m)

A fitted kitchen to include wall and base units with work surfaces over, stainless steel sink & drainer unit with mixer tap over, gas cooker point with extractor hood over, plumbing for washing machine, space for domestic appliances, tiling to splashback, central heating radiator, double glazed window to the side, double glazed door to the side leading to garden.

Downstairs Bathroom

Suite to comprise bath with main shower over, wash hand basin, low level w.c., heated chrome towel rail, extractor fan, double glazed window to the side.

First Floor

Landing

Stairs to second floor accommodation.

Bedroom Two

13' 8" x 13' 2" (4.17m x 4.01m)

Double glazed window to the front elevation, built-in storage cupboard, central heating radiator.

Bedroom Three

13' 2" x 9' 4" (4.01m x 2.84m)

Double glazed window to the rear, central heating radiator.

Second Floor

Bedroom One

19' 6" x 13' 2" (5.94m x 4.01m)

Double glazed window to the side, storage to eaves, central heating radiator. Please Note - restricted head height to this room.

Outside

To the front of the property tarmac driveway giving off road parking. Mature rear garden, storage shed.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01384 214 770
E dudley@connells.co.uk

4 & 5 Stone Street
 DUDLEY DY1 1NS

EPC Rating: E Council Tax
 Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/DUD314006



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: DUD314006 - 0006