

for sale

offers in the region of **£150,000**



Bethesda Gardens HALESOWEN B63 2UN

A well-presented first floor apartment in a popular development conveniently located for shops and transport links including Cradley Heath train station. Offered for sale with NO UPWARD CHAIN, this two bedroom apartment briefly comprises: communal entrance, private hallway, modern open-plan kitchen/living space, two bedrooms, en-suite to master, bathroom, allocated parking and well-kept communal grounds. Benefitting from a long lease and re-fitted central heating boiler, this property is ideal for first time buyers.

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Approach

The property is situated on a popular development with well-kept communal grounds, allocated parking and visitor spaces, locked bin store and security communal entrance opens to hallway with stairs to the first floor accommodation

Hallway

Security intercom, central heating radiator, cupboard housing re-fitted central heating boiler, doors leading to:

Open Plan Kitchen/Lounge

21' 3" max x 16' 11" max (6.48m max x 5.16m max)

Kitchen Area

Fitted with a range of wall and base units with work surfaces over, sink and drainer, gas hob with cooker hood over, integrated oven, part tiling to walls, plumbing for washing machine, space for fridge freezer

Lounge/Dining Area

Two double glazed windows to rear elevation, two central heating radiators

Bedroom One

13' 8" max x 8' 10" max (4.17m max x 2.69m max)

Double glazed window to side elevation, central heating radiator, built in wardrobe and door to en-suite

En-Suite

Comprising shower cubicle, low level w.c, wash hand basin, part tiling to walls, central heating radiator and double glazed obscured window to side elevation

Bedroom Two

9' 11" x 7' 2" max (3.02m x 2.18m max)

Double glazed window to front elevation, central heating radiator



Bathroom

Comprising: panelled bath with mixer shower over, low level w.c, wash hand basin, central heating radiator, storage cupboard, part tiling to walls and double glazed obscured window to side elevation

Parking

There is allocated and visitor parking

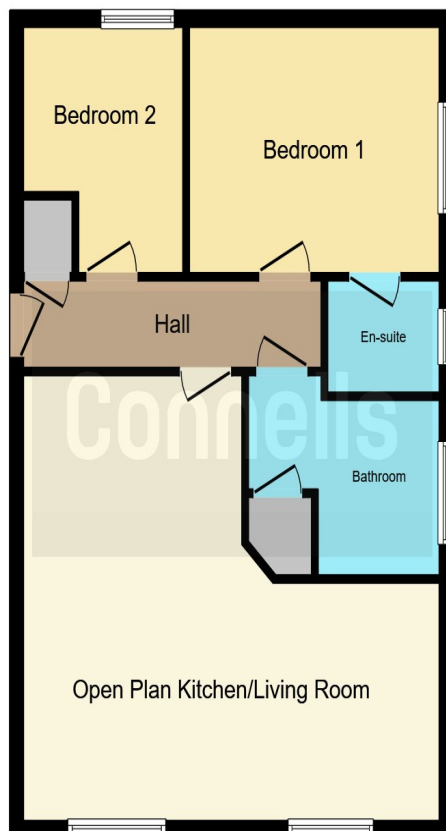
Communal Grounds

There are well-kept communal grounds and locked bin stores

Lease

The property benefits from a long lease





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

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10 Hagley Road
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Property Ref: HSW315964 - 0002

Tenure: Leasehold EPC Rating: B

Council Tax Band: A Service Charge: 1733.00

Ground Rent: Ask Agent

view this property online connells.co.uk/Property/HSW315964

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

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.

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