



Connells
0191 552 2871
SALE

Connells

Jeffrey Road
Rowley Regis



Property Description

****GREAT INVESTMENT OPPORTUNITY FOR ANY INVESTOR LOOKING TO EXPAND THEIR PORTFOLIO**** This residence has a tenant currently in situ paying £800pcm on a periodic tenancy. Internally the property comprises of: lounge, kitchen/diner area, three bedrooms and family bathroom. Externally the property has a medium sized garden with lawn and patio area. Call TODAY to arrange a viewing on 01215522671.

Entrance Porch

Having door to front, UPVC construction and door to entrance hall.

Entrance Hall

Having door, wall mounted radiator and stairs to upper floor.

Lounge

12' 3" max x 11' 3" (3.73m max x 3.43m)
Having front facing window, all mounted radiator and gas fireplace with surround.

Kitchen

18' 7" x 11' 1" (5.66m x 3.38m)
Having wall and base units, sink/drainer integrated into work surface, cooker with cooker hood, storage cupboard, wall mounted radiator. Plumbing for washing machine, door to the rear.

Landing

Having side facing window, loft access and cupboard housing the boiler.

Bedroom One

12' 2" max x 10' 4" (3.71m max x 3.15m)
Having front facing window, wall mounted radiator and built in wardrobes.

Bedroom Two

11' 4" x 11' 2" (3.45m x 3.40m)

Having rear facing window and wall mounted radiator.

Bedroom Three

8' 8" x 8' 8" (2.64m x 2.64m)
Having side facing window and wall mounted radiator.

Bathroom

Partly tiled bathroom with bath, wash hand basin, low level WC and towel rail.

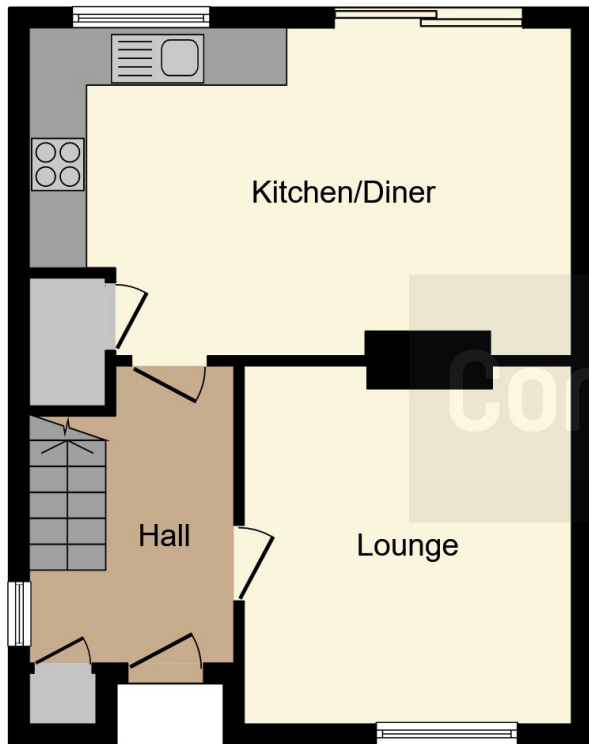
Rear Garden

Slabbed patio area with a further lawn area, the rear garden also enables access to the garage.

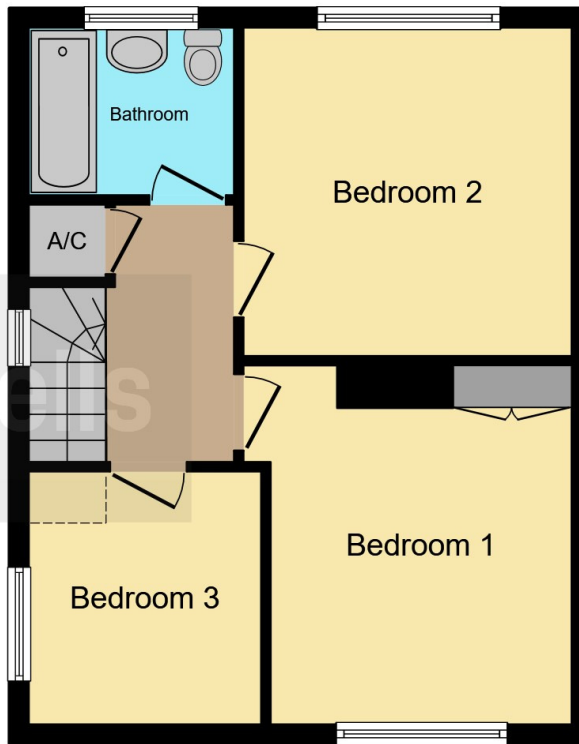
Outside

Having a driveway for multiple cars. Access to the front door.





Ground Floor



First Floor



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

T 0121 552 2671
E oldbury@connells.co.uk

70-76 Birmingham Street
 OLDBURY B69 4EB

EPC Rating: C

view this property online connells.co.uk/Property/OLD310852

Tenure: Freehold



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.

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