



Connells

Richmond Hill
Oldbury



Property Description

****THIS DECEPTIVELY LARGE FOUR BEDROOM PROPERTY IS WELL PRESENTED THROUGHOUT AND SHOULD BE VIEWED TO APPRECIATE ALL ACCOMMODATION ON OFFER****

Internally comprises of: four bedrooms, master with en-suite, family bathroom, lounge and kitchen/diner.

Externally the property comprises of: large garage and outbuilding to the rear of the garden, rear garden with fence boundaries and driveway to front.

This property is prime for any growing family and has the advantages of you putting your own stamp on it!! Call today on 0121-552-2671,

Entrance Porch

UPVC construction door and door to front and into entrance hall.

Entrance Hall

Having door to front, wall mounted radiator and under stairs storage.

Lounge

24' x 10' 11" (7.32m x 3.33m)

Having double glazed bay window to front, wall mounted radiator and patio door to

kitchen.

Kitchen/Diner

21' 2" x 17' 1" max (6.45m x 5.21m max)

Having wall and base units, sink/drainer integrated into work surface, cooker with cooker hood over, boiler, double glazed window to rear, two wall mounted radiators, double glazed door to garden, door leading to garage and bay window to rear.

Landing

Having loft access and doors leading to various rooms.

Bedroom One

27' 10" max x 12' 1" (8.48m max x 3.68m)

Having double glazed window to rear, two wall mounted radiator, door leading to en-suite.

En-Suite

Having walk in shower, wash hand basin, low level WC, double glazed window to rear, wall mounted radiator.

Bedroom Two

12' 8" x 10' 10" (3.86m x 3.30m)

Having double glazed window to rear and wall mounted radiator.

Bedroom Three

10' 9" x 10' 11" (3.28m x 3.33m)

Having double glazed window to front and wall mounted radiator.

Bedroom Four

7' 9" x 7' 4" (2.36m x 2.24m)

Having double glazed window to front and wall mounted radiator.

Rear Garden

Patio area with further lawn area, path that leads to an outbuilding the to the rear of the garden with fence boundaries.

Outbuilding

32' 1" x 14' 6" (9.78m x 4.42m)

Having power & lighting.

Garage

38' 2" x 12' 2" max (11.63m x 3.71m max)

Having a double glazed window to front, garage door to front, double glazed french doors leading to garden and wall mounted radiator.

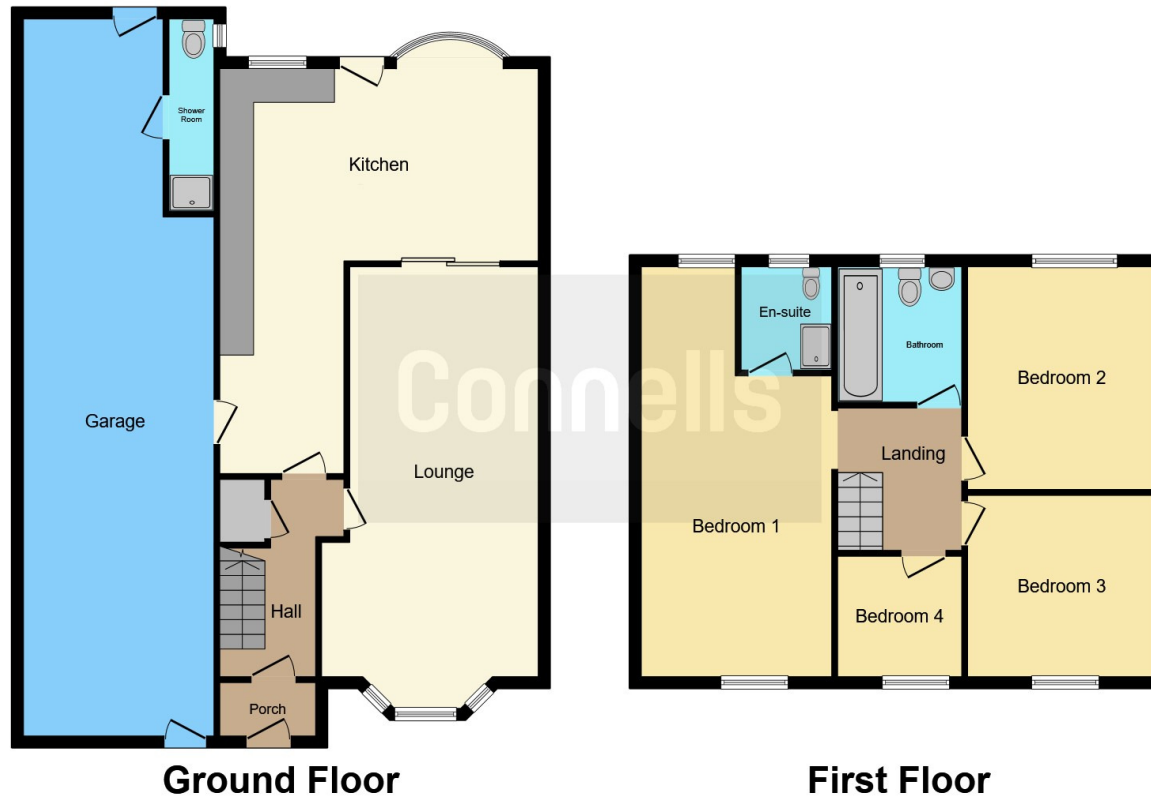
Front Garden

Having space for multiple cars with brick wall boundaries.









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 0121 552 2671
E oldbury@connells.co.uk

70-76 Birmingham Street
 OLDBURY B69 4EB

EPC Rating: C

Tenure: Freehold

view this property online connells.co.uk/Property/OLD310767



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: OLD310767 - 0007