





Property Description

This property offers a fantastic opportunity for first-time buyers or investors looking to add value. With three generously sized bedrooms, this home boasts spacious rooms throughout and rear garden, perfect for outdoor enjoyment or potential development. The property is offered with no upwards chain and vacant possession, ensuring a smooth and hassle-free transaction. While the home has great potential to improve, it provides a solid foundation for anyone looking to make it their own. Don't miss out on this versatile property with plenty of room to grow, Call TODAY on 0121-552-271.

Entrance Porch

Having door to front and door to entrance hall.

Entrance Hall

Having door to front and stairs to first floor.

Lounge

22' 5" x 12' 6" (6.83m x 3.81m)

Having front facing window and wall mounted radiator.

Kitchen

9' 3" x 7' 7" (2.82m x 2.31m)

Having wall and base units, sink/drainer integrated into roll top work surfaces. Integrated oven and hob. Window and doors to rear garden.

Utility Room

5' 4" x 9' 8" (1.63m x 2.95m)

Doors leading out to the rear garden.

Landing

Having doors leading to various rooms:

Bedroom One

12' 6" x 10' 7" (3.81m x 3.23m)

Having window and wall mounted radiator.

Bedroom Two

10' x 11' 6" (3.05m x 3.51m)

Having window and wall mounted radiator.

Bedroom Three

13' 1" x 8' 10" (3.99m x 2.69m)

Having window and radiator.

Bathroom

Having shower cubicle and shower, wash hand basin, bath and window.

Separate W.C

Having low level WC.

Rear Garden

Having patio area with path to further lawn

area and fence boundaries.

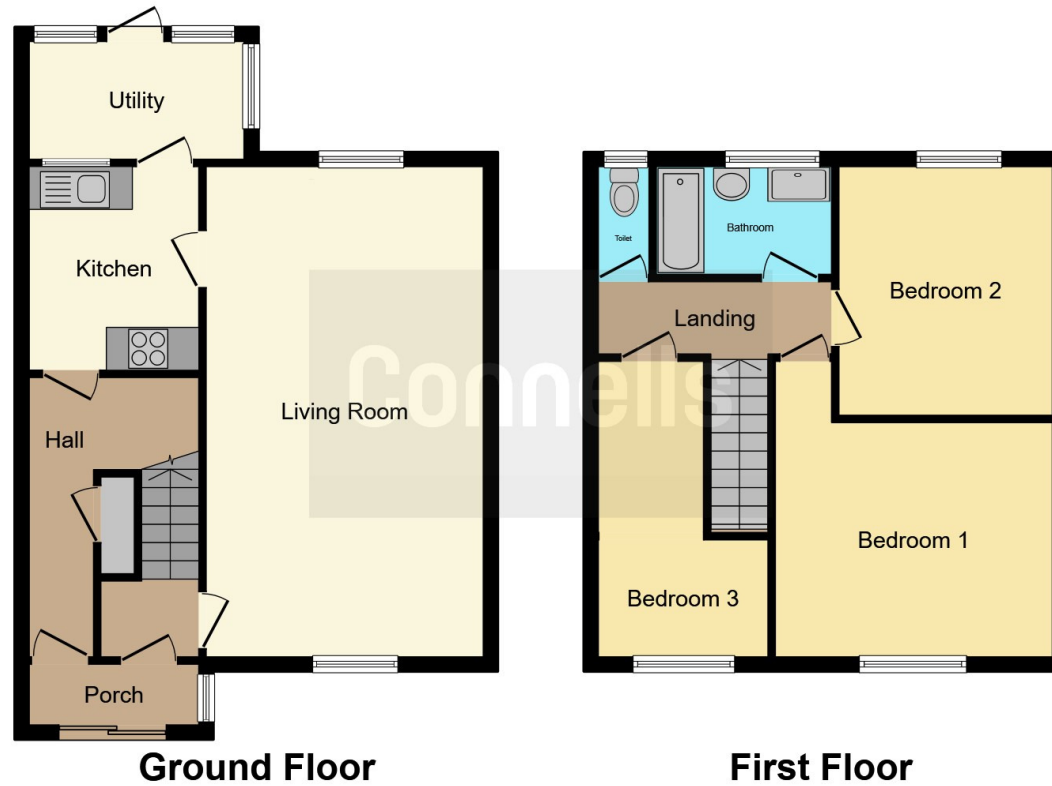
Agents Note

AGENTS NOTE - 'The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential time frames involved.'









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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EPC Rating: Awaited

Tenure: Freehold

view this property online connells.co.uk/Property/OLD312052



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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