

for sale

£130,000 Leasehold



## Waterside Court Titford Road Oldbury B69 4QT

### \*\*\*IDEAL INVESTMENT OPPORTUNITY\*\*\*

Connells are thrilled to introduce this lovely well-maintained two bedroom apartment on to the market, accessible by secured gated parking and communal entrance. Located within walking distance to local schools and bus routes.



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# Property Details

## Entrance Hall

Having door to front and storage cupboard.

## Lounge 15' x 14' 11" Plus Recess ( 4.57m x 4.55m Plus Recess )

Having two double glazed windows and two wall amounted radiators.

## Kitchen 9' 4" x 8' ( 2.84m x 2.44m )

Having wall and base units, integrated gas hob and electric oven, sink/drainer integrated into work surface and wall mounted radiator.

## Bedroom One 12' 1" max x 10' 3" ( 3.68m max x 3.12m )

Having double glazed window and wall mounted radiator.

## Bedroom Two 11' 11" x 8' 8" ( 3.63m x 2.64m )

Having double glazed window and wall mounted radiator.

## Bathroom

Bath with shower over, wash hand basin, low level WC and wall mounted radiator.

## Outside

Gated access to allocated parking.





To view this property please contact Connells on

**T 0121 552 2671**  
**E [oldbury@connells.co.uk](mailto:oldbury@connells.co.uk)**

70-76 Birmingham Street  
OLDBURY B69 4EB

Property Ref: OLD312319 - 0002

Tenure:Leasehold EPC Rating: B

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For 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.

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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