



Connells

Waterways Drive
OLDBURY



Property Description

Welcome to this delightful first floor apartment, perfect for those seeking comfort and convenience. This inviting home features two spacious bedrooms, ideal for couples, or individuals in need of extras space.

Upon entertaining, you will appreciate the private entrance that adds to the apartments appeal. The bright and airy living area provides a warm atmosphere for relaxation and entraining. The well-appointed shower room offers modern fixtures and fittings, ensuring a refreshing start to your day.

Enjoy the convenience of allocated parking, providing peace of mind for residents with vehicles. The location is perfectly situated close to the tranquil canal, offering lovely walking paths and scenic views right on your doorstep.

Don't miss out on this fantastic opportunity!!

Entrance Hall

Having door to front, storage cupboard, storage heater and doors leading to:

Lounge

Kitchen

8' 5" x 7' 6" (2.57m x 2.29m)

Having wall and base units, integrated electric hob and oven, sink/drainage and double glazed window.

Bedroom One

8' 9" x 7' 5" (2.67m x 2.26m)

Having double glazed window and storage heater.

Bedroom Two

8' 6" x 5' 8" (2.59m x 1.73m)

Having double glazed window and storage heater.

Bathroom

Having shower, double glazed window, wash hand basin and low level WC.









EPC Rating: C

Council Tax
Band: A

Service Charge:
1700.00

Ground Rent:
50.00

Tenure: Leasehold

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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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