



Connells

Perry Place
West Bromwich



Property Description

This luxurious three bedroom detached family home briefly comprises of an entrance hall, lounge, modern fitted kitchen with integral appliances, guest wc, en-suite to master, family bathroom, block paved off road parking, garage and a rear garden. Harvills Hawthorn Primary School is within close proximity as is Black Lake Metro Station.

Entrance Hallway

Having door to front, radiator and laminate flooring.

Downstairs W.C

Having a UPVC double glazed window to front, W.C, wash hand basin, tiled splash back tiling and radiator.

Lounge / Diner

14' 9" x 13' 9" (4.50m x 4.19m)

Having a UPVC double glazed window to front, patio doors to rear garden, TV point, radiator and carpet flooring.

Kitchen

12' 10" x 7' 7" (3.91m x 2.31m)

Having a UPVC double glazed window, this kitchen offers wall and base units incorporating worksurfaces over, low level splash back, mid level electric oven and grill, gas hob with cooker hood over, space for washing machine under and laminate flooring.

First Floor Landing

Having stairs leading from entrance hallway to first floor landing, cupboard space and carpet flooring.

Bedroom One

12' 10" x 8' 2" (3.91m x 2.49m)

Having a UPVC double glazed window to front, fitted built in wardrobes, radiator and carpet flooring.

En-Suite

Having a shower cubicle, wash hand basin, W.C, chrome towel rail radiator, extractor fan and lino floor.

Bedroom Two

10' 2" x 8' 2" (3.10m x 2.49m)

Having a UPVC double glazed window to rear, radiator and carpet floor.

Bedroom Three

9' 2" x 6' 7" (2.79m x 2.01m)

Having a UPVC double glazed window to front, radiator and carpet floor.

Bathroom

Having a double glazed window to rear, chrome towel radiator, bath, wash hand basin, extractor fan, W.C, part tiled and lino floor.

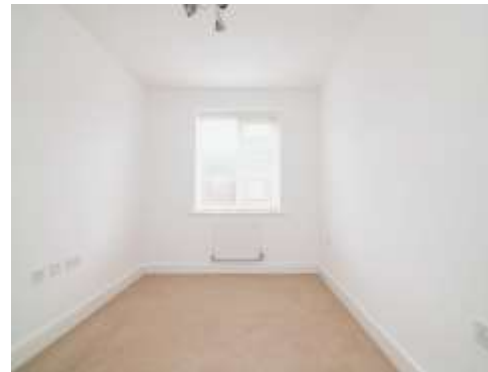
Externally

Having a driveway to the front with a lawn area. The rear garden is mostly laid to lawn with a garden shed and a patio area.

Garage

17' 9" x 8' 9" (5.41m x 2.67m)

having up and over doors with electric and lighting.









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 525 1177

E westbromwich@connells.co.uk

3 Astle Park
WEST BROMWICH B70 8NS

EPC Rating: B

Tenure: Freehold

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