

for sale

£230,000 Freehold



Manorford Avenue West Bromwich B71 3QH

****FAMILY HOME SET IN A QUIET CUL-DE-SAC** THIS 3 BEDROOM HOME OFFERS THE PERFECT STEP ON THE PROPERTY LADDER WITH 2 RECEPTION ROOMS, GARAGE OFF ROAD PARKING AND EASY ACCESS TO MAJOR BUS LINKS ON STONE CROSS HIGH STREET. CALL NOW TO VIEW!**

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Property Details

Entrance Hall

Door to the front, stairs to first floor and storage cupboard.

Lounge 13' 8" x 9' 9" into recess (4.17m x 2.97m into recess)

Double glazed window to the front, double doors to dining room and gas fire.

Dining Room 11' 4" x 8' 7" (3.45m x 2.62m)

Double doors from lounge, radiator and patio door to the rear.

Kitchen 11' 3" x 7' 2" (3.43m x 2.18m)

Fitted kitchen comprising of a range of wall and base units, work surfaces, gas and plumbing points, pantry and double glazed door and window to the rear.

Conservatory 7' 4" x 7' (2.24m x 2.13m)

Double glazed windows to the rear and side and door to rear garden.

First Floor Landing

Stairs from entrance hall and door to:

Bedroom One 13' 9" x 9' 8" max (4.19m x 2.95m max)

Double glazed window to the front, radiator and fitted wardrobe.

Bedroom Two

Double glazed window to the rear and radiator.

Bedroom Three

Double glazed window to the front, radiator and built in wardrobe.

Bathroom

Double glazed window to the rear, fitted shower cubicle, wash hand basin, WC.

Rear Garden

Slabs and grass lawn.



To view this property please contact Connells on

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3 Astle Park
WEST BROMWICH B70 8NS

Tenure: Freehold

EPC Rating: D

Property Ref: WBW310100 - 0003

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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