



Connells

Morris Street
West Bromwich

Morris Street West Bromwich B70 7SP

for sale
£325,000



Property Description

This exceptional home couldn't be better located for access to public transport and local amenities. The two storey house is within close proximity to The Lyng Medical Centre & West Bromwich Central Metro Station, of which provides commuters access into Birmingham City Centre in approximately 20mins. New Square Shopping Complex Sandwell College as well as the newly build West Bromwich Academy are also nearby, and so this house really is the ideal family home. The traditional build home, briefly comprises of an entrance porch, entrance hall, through lounge, kitchen diner to the rear with some fitted appliances with an additional's downstairs w.c. To the first floor you have three generously sized bedrooms and a modern fitted bathroom suite. To the front have off road parking space for multiple cars as well as parking available in the integrated garage.

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Frontage

Block paved driveway providing ample parking for multiple vehicles.

Entrance Porch

Double glazed door and window to the front and door to the entrance hall.

Entrance Hall

Door to the entrance porch, stairs to the first floor, doors to guest WC, kitchen and lounge.

Guest Wc

Double glazed window to the side, WC and wash hand basin.

Kitchen

12' 9" x 9' 1" (3.89m x 2.77m)

Fully fitted kitchen compromising of a range of wall and base units with work surfaces over, sink and drainer, splashback tiling, wall mounted boiler, integrated fridge freezer, dishwasher, electric oven and gas hob with cooker hood over, double glazed window to the rear and door to the side.



Lounge

21' 5" x 10' 11" (6.53m x 3.33m)

Double glazed window to the front, gas fire with feature surround, telephone and TV points, central heated radiator and french doors to the conservatory.

Conservatory

22' x 9' 9" (6.71m x 2.97m)

Patio door to the rear garden and tiled flooring.

First Floor Landing

Stairs from the entrance hall, loft access with fitted ladder and doors to;

Bedroom One

12' 2" x 10' 11" (3.71m x 3.33m)

Double glazed window to the rear and central heated radiator.

Bedroom Two

10' 11" x 8' 11" (3.33m x 2.72m)

Double glazed window to the front and central heated radiator.

Bedroom Three

12' 9" x 8' 10" (3.89m x 2.69m)

Double glazed window to the rear and central heated radiator.

Bathroom

Two double glazed windows to the front, freestanding bath, corner shower cubicle, WC, wash hand basin and tiling to walls.

Rear Garden

Large rear garden having a patio area to the front and a grass lawn to the rear edged with a variety of mature bushes and shrubs. Garden shed to the rear, green house to the front and a side gated provides access to the front of the property.









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

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EPC Rating: D

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Tenure: Freehold



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