



**Connells**

Okehampton Drive  
West Bromwich



# Okehampton Drive West Bromwich B71 1DE

for sale offers in the region of  
**£400,000**



## Property Description

Buyers can expect to have easy access to Great Barr and Walsall via the Newton Road, as well as link to the M6. Sandwell Hospital & Sandwell Valley are nearby for those of us that enjoy the great outdoors. The house itself briefly comprises of an entrance hallway with a staircase, two reception rooms, large kitchen/diner with access to the partly converted garage, first floor landing providing access to four of the bedrooms, family bathroom and the master en suite. The master bedroom offers amazing space as well as a dressing area and large ensuite. The rear garden has been tastefully landscaped and easy to maintain!

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## Entrance Hall

Double glazed door to the front.

## Wc

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

## Lounge

15' 3" x 10' 6" ( 4.65m x 3.20m )

Double glazed window to the front, TV and telephone points, two radiators, electric fire and laminate flooring.

## Kitchen

11' x 8' 10" ( 3.35m x 2.69m )

Fully fitted kitchen with a range of wall and base units with work surfaces over, gas oven and hob with cooker hood over, plumbing facilities, radiator and double glazed window to the rear.

## Utility Room

5' 10" x 5' 2" ( 1.78m x 1.57m )

Stainless steel sink and drainer, plumbing, boiler and double glazed window to the side.

## Conversion

16' x 9' 4" ( 4.88m x 2.84m )

Double glazed window to the side, power points and lighting.

## First Floor Landing

Stairs from entrance hall, storage cupboard and loft access.

## Bedroom One

14' 9" max x 10' 2" max ( 4.50m max x 3.10m max )

Double glazed window to the front, TV & telephone points and fitted wardrobes.

## En Suite

Shower, wash hand basin, WC, tiled, radiator and double glazed window to the side.

## Bedroom Two

11' 1" x 10' 3" ( 3.38m x 3.12m )

Double glazed window to the rear, TV point

and radiator.

### Bedroom Three

11' 9" x 8' 8" ( 3.58m x 2.64m )

Double glazed window to the front, radiator and TV point.

### Bedroom Four

9' 11" x 6' 10" ( 3.02m x 2.08m )

Double glazed window to the front and radiator.

### Bathroom

Double glazed window to the rear, fitted panel bath with shower over, tiled, wash hand basin, WC and radiator.

### Agents Note

These is a easement on the title, please enquire with the branch.















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: C Council Tax  
 Band: D

Tenure: Freehold

**view this property online** [connells.co.uk/Property/WBW310819](http://connells.co.uk/Property/WBW310819)



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Property Ref: WBW310819 - 0004