



Connells

Church Vale
West Bromwich

Church Vale West Bromwich B71 4DH

for sale offers over
£250,000



Property Description

Connells are very thrilled to present this EXTENDED three bedroom semi-detached property located just outside of the heart of West Bromwich Town Centre, it boasts of high ceilings in the living room and dining room where you'll find wooden flooring and great light coming through the large bay windows. The first floor offers a lounge, dining area, snug/office kitchen diner to the rear offering another sitting space. To the first floor your have three bedrooms, a modern fitted bathroom suite and access to the loft. The rear garden is a large and open space perfect for a family.

You have the benefit of major bus links on your doorstep with also being walking distance to Sandwell and general hospital.

CALL NOW TOO ARRANGE YOUR VIEWINGS!

Frontage

Block paved driveway.

Entrance Porch

Double glazed double doors to the front and door to entrance hall.

Entrance Hall

Door from the entrance porch, window to the front, stairs tot he first floor, storage cupboard and doors to the study, lounge and family room.

Lounge

13' 11" x 12' 7" (4.24m x 3.84m)

Double glazed bay window tot he front and central heated radiator.

Study

8' 4" x 6' 11" (2.54m x 2.11m)

Double glazed window to the rear and central heated radiator.

Family Room

11' 11" x 11' 5" (3.63m x 3.48m)

Gas fire with feature surround, central heated radiator and arch to the kitchen.

Kitchen

15' 2" x 11' (4.62m x 3.35m)

Fully fitted kitchen compromising of a range of wall and base units with work surfaces over sink and drainer, tiling to splash prone areas, integrated double oven and hob, cooker hood, space and plumbing for washing machine, sky light to ceiling, spotlighting to ceiling, double glazed windows to the rear and side and door to the side.

First Floor Landing

Stairs from the entrance hall, storage cupboard housing boiler and doors to;

Bedroom One

14' 2" max x 10' 2" max (4.32m max x 3.10m max)

Double glazed bay window to the front and central heated radiator.

Bedroom Two

11' 10" x 11' 6" (3.61m x 3.51m)

Double glazed window to the rear and central heated radiator.

Bedroom Three

8' 5" x 8' (2.57m x 2.44m)

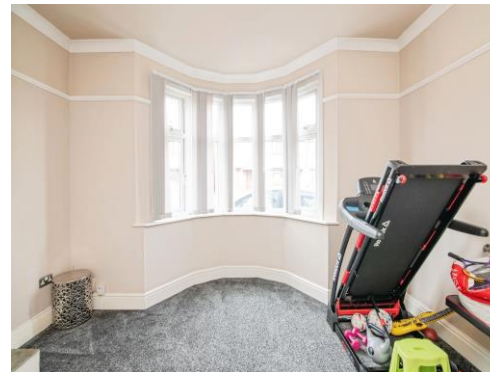
Double glazed window to the front and central heated radiator.

Bathroom

Fitted bathroom suite comprising of a bath with shower over, wash hand basin, WC, radiator, tiling wall and double glazed window to the rear.

Rear Garden

Slabbed patio area to the front and a grass lawn to the rear.









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

To view this property please contact Connells on

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EPC Rating: E Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WBW310734



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