

for sale

£250,000 Freehold



Ardav Road West Bromwich B70 0QU

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Property Details

Ground Floor

Porch

Part brick with double-glazed windows.

Entrance Hall

Ceiling light point, and stairs rising to first floor.

Lounge/Dining Room 25' 2" x 11' 8" (7.67m x 3.56m)

Having a double-glazed window to the front aspect of the property and double-glazed patio doors leading to conservatory, ceiling and wall light points, carpeted floor, fire surround, and radiators.

Kitchen 9' 8" x 7' 2" (2.95m x 2.18m)

Fitted kitchen with a range of wall and base units, sink with drainer and mixer tap, integrated oven and four ring gas hob, integrated dish washer, part tiled walls, tiled floor, cookerhood, plumbing for washing machine, ceiling light points, storage cupboard, and double-glazed window and door looking into conservatory.

Conservatory 13' 1" x 10' 5" (3.99m x 3.17m)

Part brick and UVPC conservatory, having double-glazing and patio doors leading out to rear garden, ceiling light point with fan, wood style laminate flooring, and radiators.

First Floor

Landing

Having carpeted floor, ceiling light point, radiator, and access unto;

Bedroom One 11' 8" x 10' 5" (3.56m x 3.17m)

Having a double-glazed window to the front aspect of the property, built-in wardrobes, carpeted floor, ceiling light point, and radiator.

Bedroom Two 13' 1" x 8' 5" (3.99m x 2.57m)

Having a double-glazed window to the rear aspect of the property, built-in wardrobe, carpeted floor, ceiling light point, and radiator.

Bedroom Three 7' 2" x 7' 8" (2.18m x 2.34m)

Having a double-glazed window to the front aspect of the property, built-in wardrobes, carpeted floor, ceiling light point, and radiator.

Bathroom 9' 5" x 6' 2" (2.87m x 1.88m)

Having an obscured double-glazed window to the rear aspect, bath with overhead shower, W.C, hand wash basin, part tiled walls, tiled floor, ceiling light point, and modern radiator.





To view this property please contact Connells on

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Tenure: Freehold

EPC Rating: C

Property Ref: BEA311422 - 0006

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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