





# **79 ALBION STREET**

WOLVERHAMPTON, WV1 3EG

OFFERS IN THE REGION OF £75,000

LEASEHOLD



## **79 ALBION STREET**

NO ONWARD CHAIN • INVESTMENT
 OPPORTUNITY • DOUBLE BEDROOM • OPEN
 PLAN LIVING ROOM • NEAR TO TRAIN / BUS
 STATIONS • WALKING DISTANCE TO CITY CENTRE





### **HALLWAY**

### OPEN PLAN LIVING/DINING ROOM AND KITCHEN

28'1" x 10'5" max x 8'10" min

Double doors to Juliette balcony, fitted wall, drawer and base units incorporating a sink and drainer unit.

## **DOUBLE BEDROOM**

12'5" x 9'6"

Fitted double wardrobe.

### **BATHROOM**

Suite comprising panelled bath, pedestal wash hand basin and low-level w.c.

## **COUNCIL TAX**

Wolverhampton City Council - Tax Band B

## **SERVICES**

The agent understands that mains electricity, water and drainage are available.

## **TENURE Leasehold**

The property is leasehold. Term: 125 years from 1 January 2004

We are awaiting confirmation from the sellers of the ground rent / service charge

### **BROADBAND**

Ofcom checker shows Standard / Superfast / Ultrafast are available

Ofcom provides an overview of what is available.

Potential purchasers should contact their preferred supplier to confirm availibilty and speed

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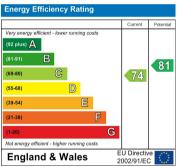




## **Third Floor**









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01902 575555 enquiries@swfestateagents.co.uk www.swfestateagents.co.uk Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements