

for sale
£250,000 Freehold

**Paul
Dubberley**



Wyndmill Crescent WEST BROMWICH B71 3RB

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Property Description

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Entrance Hall

Having a double glazed door and double glazed window to the side elevation, two central heating radiators and doors to.

Lounge

17' 2" x 14' 10" (5.23m x 4.52m)

Having a double glazed window to the front elevation, gas fire with surround and TV point.

Kitchen

12' 11" x 11' (3.94m x 3.35m)

Having double glazed window and door to the side elevation, fully fitted kitchen with a range of wall and base units with granite worksurfaces, sink and drainer, tiling to splash prone areas, integrated oven and hob, integrated appliances, extractor fan and spotlights.

Bedroom One

13' 5" x 13' (4.09m x 3.96m)

Having a double glazed window to the rear elevation, built in wardrobes and central heating radiator.

Bedroom Two

11' 10" x 10' 4" (3.61m x 3.15m)

Having a double glazed window to the rear elevation and central heating radiator.

Bedroom Three

10' x 8' (3.05m x 2.44m)

Having a double glazed window to the front elevation and central heating radiator.

Bathroom

Having a double glazed window to the side elevation, part tiled, walk in shower, low level WC, and wash hand basin.

Front Garden

Blocked paved driveway for parking with steps to either side giving access to the rear of the property.

Rear Garden

Having a patio area, decking area, tiered lawn area and shed to rear.









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 Paul Dubberley on

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EPC Rating: C

view this property online PaulDubberley.co.uk/Property/PWB101444

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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