

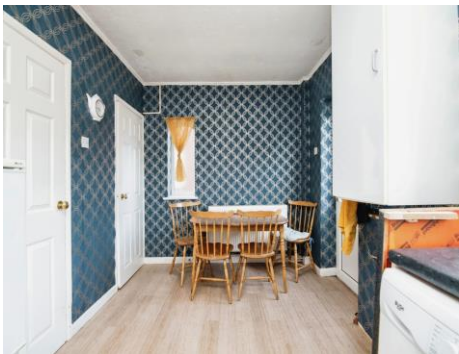
for sale
£250,000 Freehold

**Paul
Dubberley**



Clifford Road WEST BROMWICH B70 8JY

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Property Description

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Entrance Hall

Having door to the front elevation, stairs to the first floor, central heating radiator and doors to lounge.

Lounge

12' 1" max x 9' 8" into recess (3.68m max x 2.95m into recess)

Having a double glazed window to the front elevation, electric fireplace, wall lights, TV point, telephone point and central heating radiator.

Kitchen/Diner

8' 5" x 15' 7" (2.57m x 4.75m)

Having double glazed windows to the rear and side elevations, fitted kitchen with a range of wall and base units, with worksurfaces over, one and half bowl sink and drainer, tiling to splash prone areas, electric oven and gas hob, with cooker hood over, plumbing for washing machine, central heating boiler, central heating radiator and understairs pantry.

Landing

Having stairs from the hallway, double glazed window to the side elevation, loft access, storage cupboard and doors to.

Bedroom One

11' 8" max x 8' 5" max (3.56m max x 2.57m max)

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

Bedroom Two

10' 5" max x 9' 2" max (3.17m max x 2.79m max)

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

Bedroom Three

8' 5" max x 7' 2" max (2.57m max x 2.18m max)

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

Bathroom

Having a double glazed window to the front elevation, fully tiled, bath with electric shower over, low level WC, wash hand basin, spotlight to ceiling and central heating radiator.

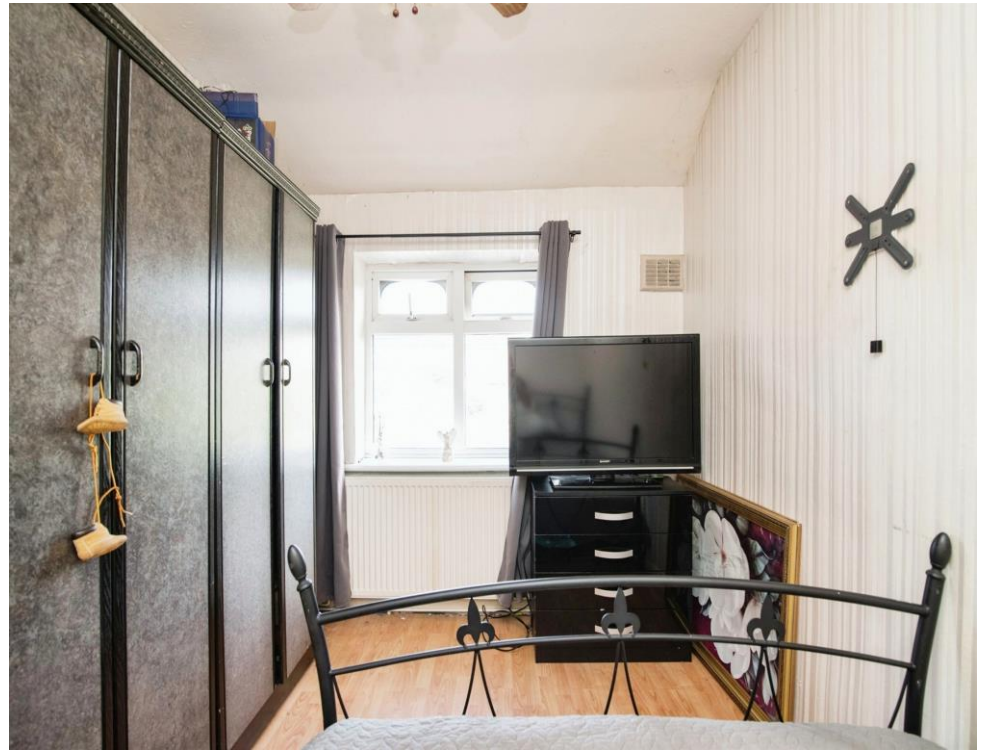
Front Garden

Having steps rising to the entrance and side gate giving access to the rear.

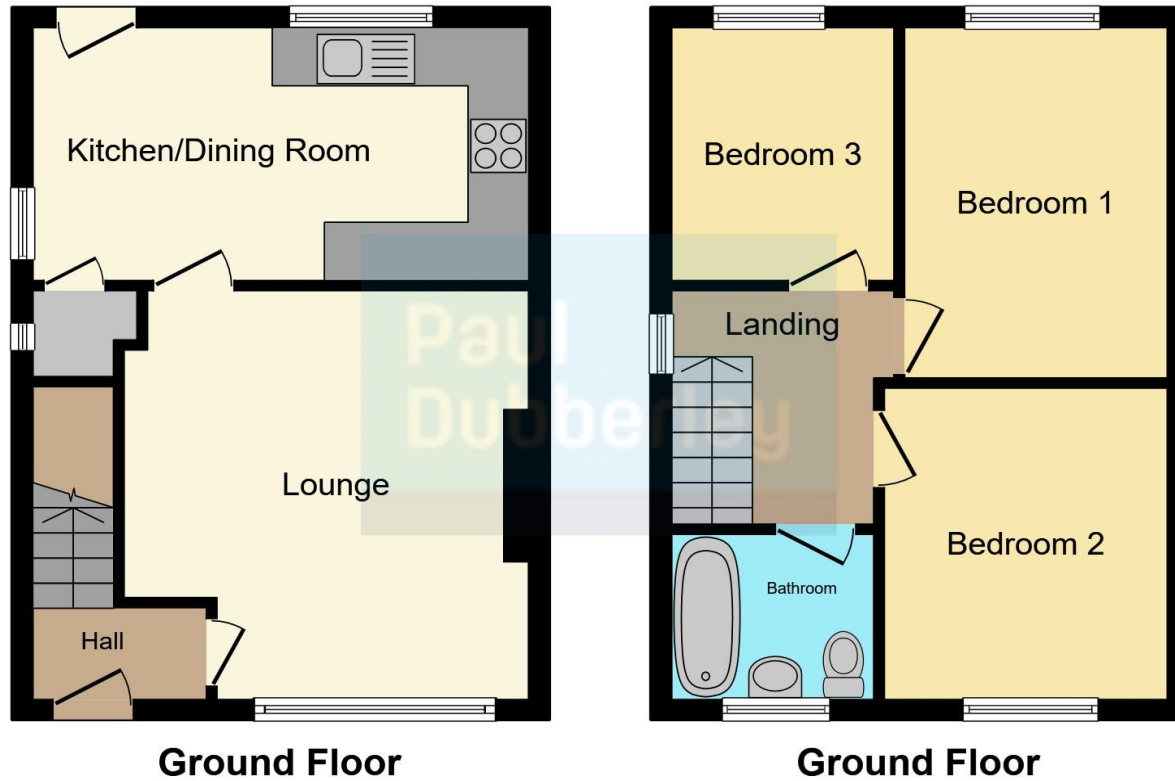
Rear Garden

Well maintained garden, with patio area, artificial lawns and pebbled areas.









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 Paul Dubberley on

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EPC Rating: D C T Band A

view this property online PaulDubberley.co.uk/Property/PWB104048

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