

for sale  
**£125,000** Leasehold

**Paul  
Dubberley**



Wiltshire Way West Bromwich B71 1JU



# Wiltshire Way West Bromwich B71 1JU



## Property Description

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## Approach

Having a slabbed pathway to communal door entrance

## Entrance Hallway

Having a storage cupboard and doors to

## Lounge

17' 9" x 14' 5" max ( 5.41m x 4.39m max )

Having a double glazed window to the front, two double glazed windows to the side, two radiators, TV and Telephone Points and archway into kitchen

## Kitchen

8' 9" max x 6' 8" max ( 2.67m max x 2.03m max )

Having a range of wall and base units, work surfaces over with tiling to splashback, integrated gas hob and electric oven, cooker hood over, plumbing for washing machine, boiler and double glazed window to the front.

## Bedroom One

14' x 8' 11" ( 4.27m x 2.72m )

Having double glazed window to the front and radiator

## Bedroom Two

14' max x 6' 8" max ( 4.27m max x 2.03m max )

L-Shaped room, having double glazed window to the front and radiator

## Bathroom

Having a low level WC, wash hand basin, panel bath with tiling to splash back.

## Communal Areas

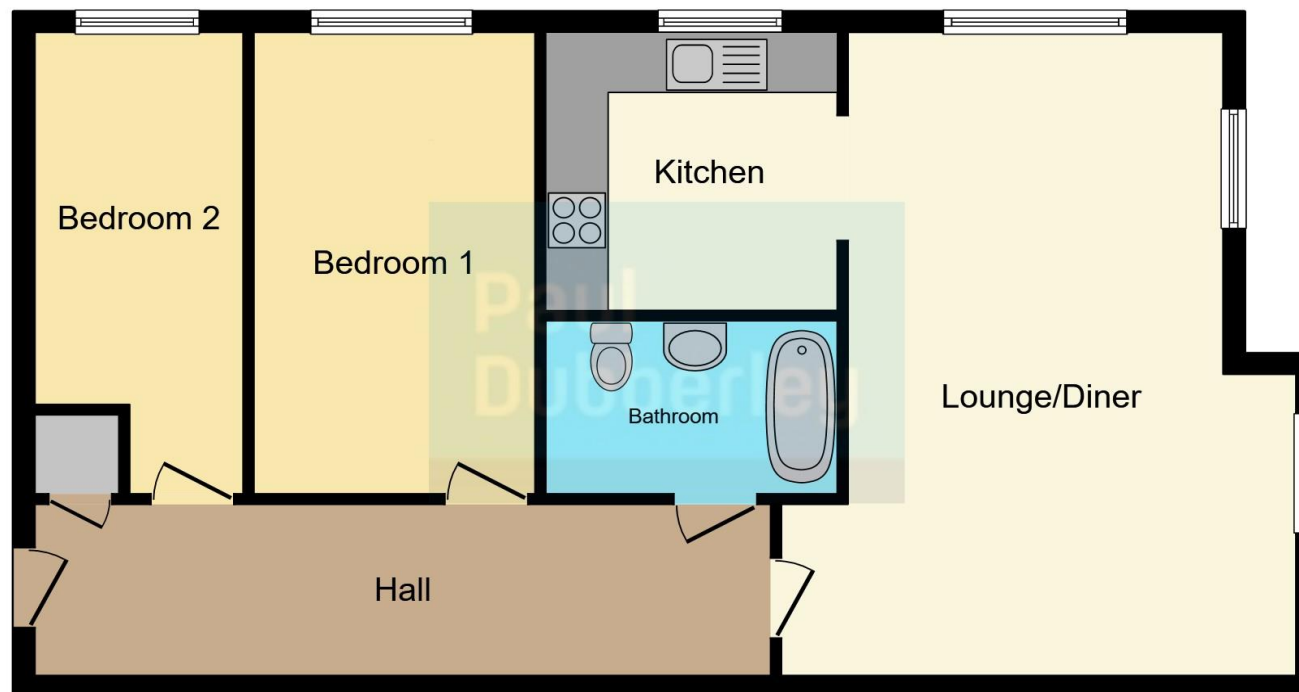
Communal bin area, bike store and parking to rear of the property with lawn areas.











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](http://www.focalagent.com)

To view this property please contact Paul Dubberley on

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290 - 292 High Street  
 WEST BROMWICH B70 8EN

EPC Rating: C Council Tax  
 Band: A

Service Charge:  
 2086.02

Ground Rent:  
 125.00

**view this property online** [PaulDubberley.co.uk/Property/PWB104666](http://PaulDubberley.co.uk/Property/PWB104666)

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