

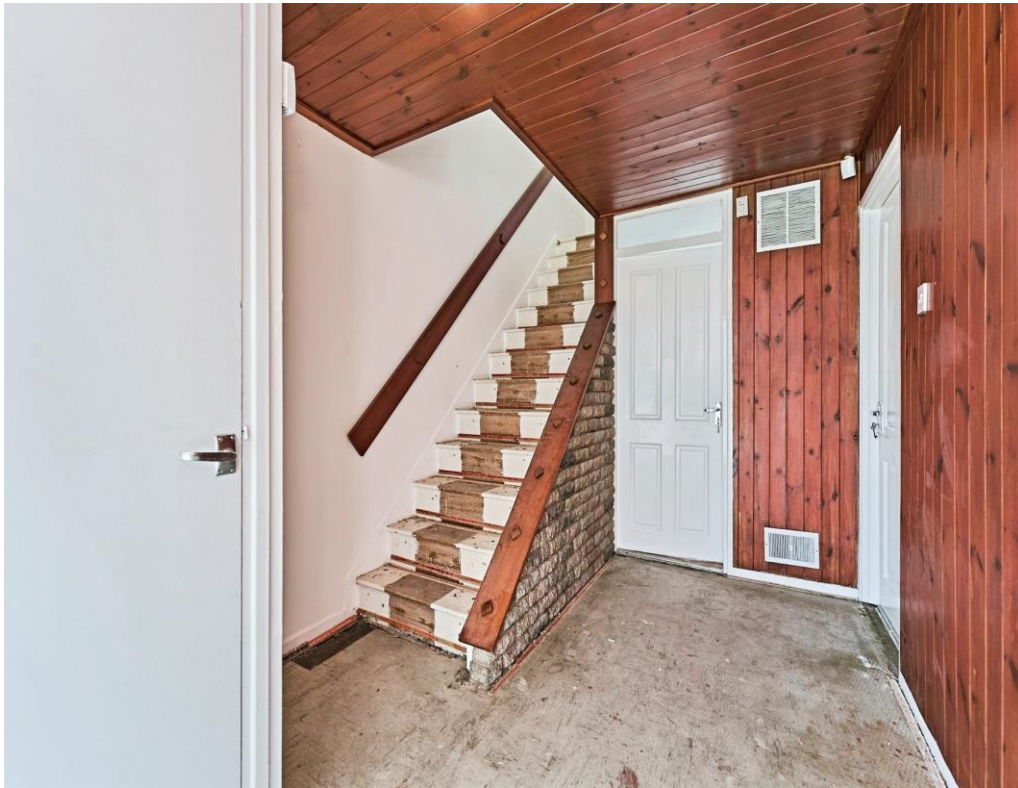
for sale
£200,000 Freehold

**Paul
Dubberley**



Yardley Close Oldbury B68 9DE

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Property Description

Do you need help selling your property?
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Entrance Porch

Double glazed door to the side elevation, and double glazed window to the front.

Entrance Hall

Double glazed door to the front elevation, double glazed window to the front, understairs storage cupboard, additional storage cupboard, stairs to the first floor, central heating radiator and doors to.

Lounge

24' 3" x 10' 4" (7.39m x 3.15m)
Double glazed windows to the front and rear elevations, wall lights, TV point and central heating radiator.

Kitchen

10' 1" x 8' 1" (3.07m x 2.46m)
Double glazed windows to the rear and side elevations, fitted kitchen with a range of wall and base units with work surfaces over, stainless steel one bowl sink and drainer, tiling to splash prone areas, gas cooker point with cooker hood over, plumbing for washing machine and door to utility and rear garden.

Utility Room

9' 8" x 4' 8" (2.95m x 1.42m)
Double glazed windows to the rear and side elevations.

Landing

Stairs from the entrance hall, loft access, airing cupboard, central heating radiator and doors to.

Bedroom One

12' 7" x 12' 11" (3.84m x 3.94m)
Double glazed window to the front elevation and central heating radiator.

Bedroom Two

11' 5" x 13' (3.48m x 3.96m)
Double glazed window to the rear elevation and central heating radiator.

Bedroom Three

8' 1" x 9' 8" (2.46m x 2.95m)
Double glazed window to the front elevation and central heating radiator.

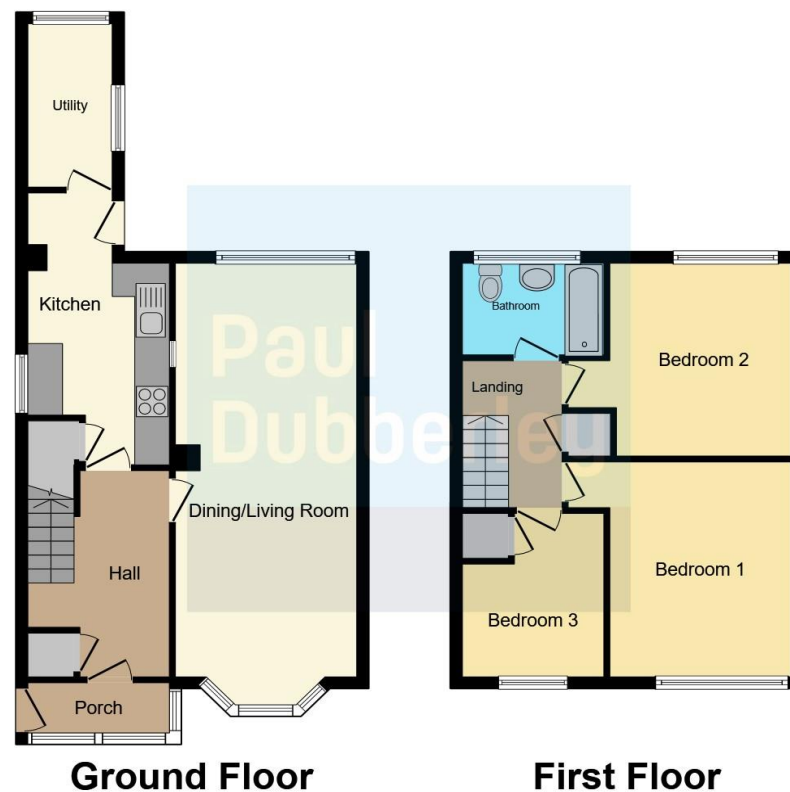
Bathroom

Double glazed window to the rear elevation, fully UPVC panelling, bath with shower over, wash hand basin, low level WC and central heating radiator.









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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E westbromwich@pauldubberley.co.uk

290 - 292 High Street
 WEST BROMWICH B70 8EN

EPC Rating: Council Tax
 Awaited Band: B

view this property online PaulDubberley.co.uk/Property/PWB104662

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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