

for sale

offers in the region of **£350,000** Freehold



Bolton Rise Tipton DY4 0WE

Modern Detached Family Home Offering The Benefit of Superbly Presented Accommodation. Having the benefit of Good Location with all amenities close to hand, Double Glazing, Gas Central Heating and Viewing Recommended.

Bolton Rise Tipton DY4 0WE

Reception Hall

Guest Cloakroom

Lounge

16' 5" x 10' (5.00m x 3.05m)

Fitted Kitchen / Dining Room

16' 5" x 9' 3" (5.00m x 2.82m)

On The First Floor

Landing

Bedroom One

12' 2" max into recess x 10' (3.71m max into recess x 3.05m)

En Suite Shower Room

Bedroom Two

10' x 9' 7" (3.05m x 2.92m)

Bedroom Three

9' 3" x 6' 5" (2.82m x 1.96m)

Family Bathroom

Outside

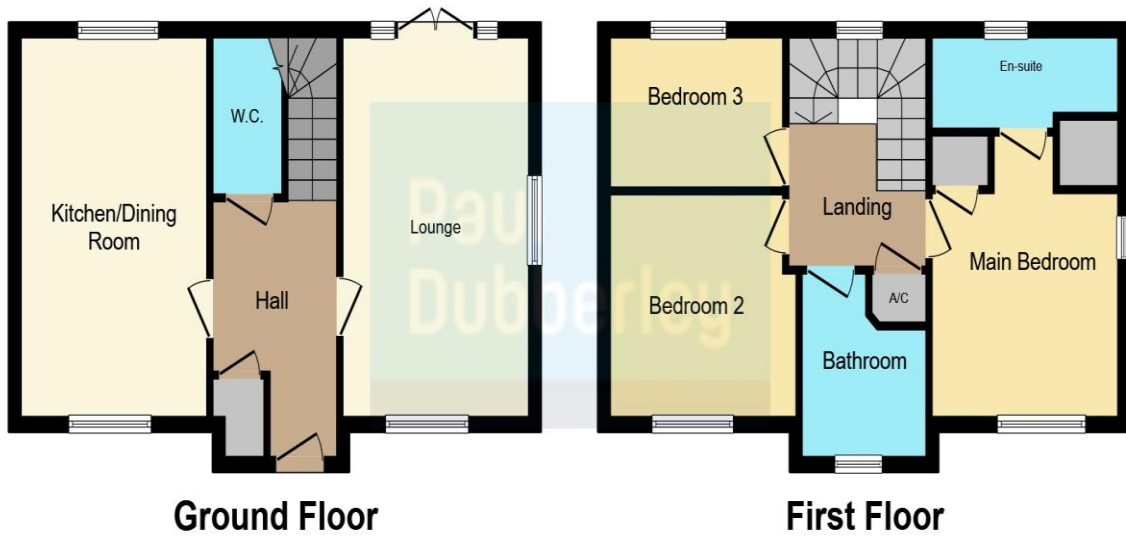
Side Garage

Rear Garden

Council Tax Band: C







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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Property Ref: PT1103830 - 0004

Tenure: Freehold

EPC Rating: B

view this property online PaulDubberley.co.uk/Property/PT1103830



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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