

for sale

offers over **£250,000** Freehold



## Waterloo Street East Tipton DY4 8NG

Superbly Presented Modern Middle Terrace Making an Ideal Family Home. Good Location with Victoria Park & Tipton Shopping Centre within easy walking distance. Good Size Accommodation. whilst offering the benefit of Gas Central Heating, Double Glazing and Viewing Recommended.

# Waterloo Street East Tipton DY4 8NG

**Reception Hall**

**Guest Cloakroom**

**Lounge**

16' 4" max x 14' 9" max ( 4.98m max x 4.50m max )

**Fitted Kitchen**

13' 1" x 7' 10" ( 3.99m x 2.39m )

**On The First Floor**

**Landing**

**Bedroom One**

12' 1" max x 12' 1" max ( 3.68m max x 3.68m max )

**En Suite Shower Room**

**Bedroom Two**

12' 1" x 8' 2" ( 3.68m x 2.49m )

**Bedroom Three**

8' 2" x 6' 6" ( 2.49m x 1.98m )

**Family Bathroom**

**Outside**

**Driveway**

**Attractive Rear Garden**

**Council Tax Band - B**









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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Property Ref: PT1102998 - 0006

**Tenure:** Freehold

**EPC Rating:** C

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