

for sale

offers in the region of **£340,000** Freehold



Charter Road Tipton DY4 0HU

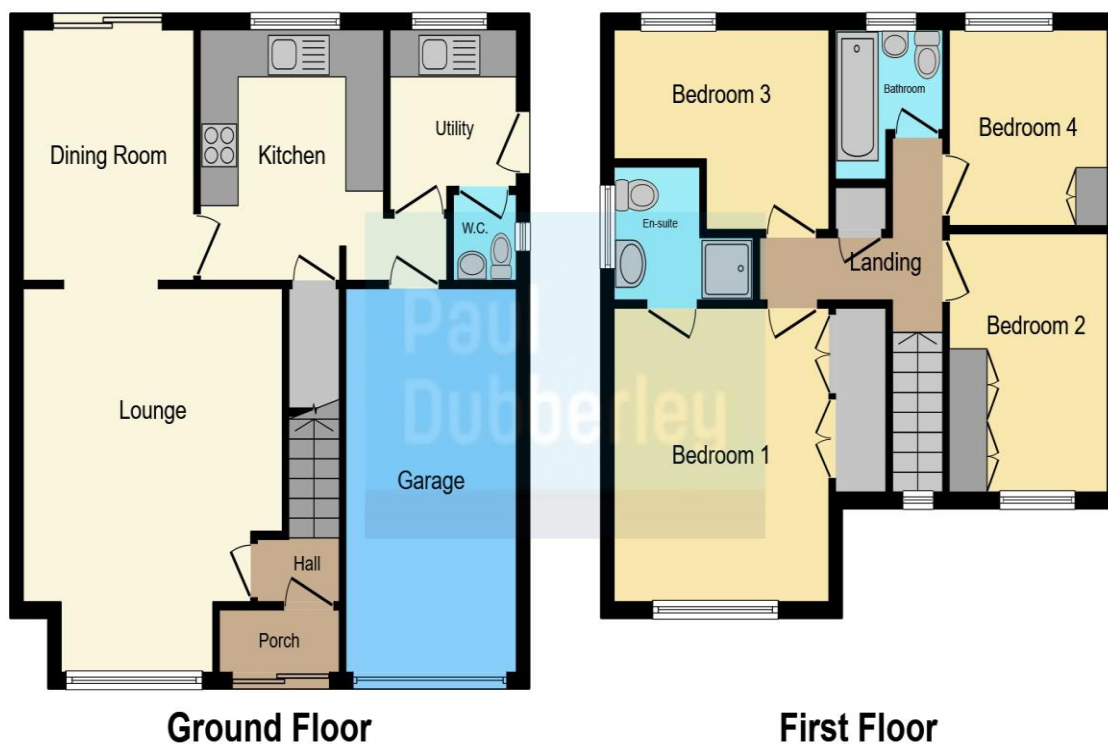
Modern Executive Style Detached Family Home Located in a Most Sought After Area. Offering the benefit of Well Presented accommodation, Double Glazing and Gas Central Heating whilst Viewing is Recommended.

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Porch	Bedroom One 12' 5" x 11' 1" (3.78m x 3.38m)
Reception Hall	En Suite Shower Room
Lounge 13' 5" max x 13' 1" max (4.09m max x 3.99m max)	Bedroom Two 10' 9" x 8' 2" (3.28m x 2.49m)
Dining Room 10' 5" x 8' 10" (3.17m x 2.69m)	Bedroom Three 10' 2" max x 8' 6" max (3.10m max x 2.59m max)
Fitted Kitchen 10' 5" x 9' 6" (3.17m x 2.90m)	Bedroom Four 8' 2" x 8' 2" (2.49m x 2.49m)
Utility Room 6' 6" x 6' 6" (1.98m x 1.98m)	Family Bathroom
Guest Cloakroom	Outside Garage 16' 4" x 8' 2" (4.98m x 2.49m)
On The First Floor	Rear Garden
Landing	Council Tax Band - D







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

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Property Ref: PT1104055 - 0006

Tenure: Freehold

EPC Rating: C

view this property online PaulDubberley.co.uk/Property/PT1104055



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.

Paul Dubberley is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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