

for sale

£200,000 Freehold



Pear Tree Avenue Tipton DY4 8NJ

Three bedroom Semi Detached property sitting in a cul de sac location in Tipton, offered with no upward chain

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Porch

Double glazed entrance door, double glazed windows to front and sides plus further door into:-

Entrance Hall

Stairs to first floor landing, radiator and door into:-

Lounge

13' 4" max x 13' 4" max (4.06m max x 4.06m max)
Double glazed window to front, radiator and door to:-

Dining Room

13' 5" x 8' 2" (4.09m x 2.49m)
Radiator, door to kitchen and further door leading to the under stairs storage area with the central heating boiler and door to:-

Toilet

Double glazed window to rear, WC, wash hand basin, radiator and tiled walls.

Kitchen

5' 7" x 13' 1" (1.70m x 3.99m)

Double glazed window to rear, fitted with a range of wall and base units with work surfaces over, sink drainer, splash back tiling and access to rear hall.

Rear Hall

Double glazed window to rear and door giving access to rear garden.

First Floor Landing

Double glazed window to side, loft access point and doors to bedrooms and shower room.

Bedroom One

13' 5" x 9' 10" (4.09m x 3.00m)

Double glazed window to front and radiator.

Bedroom Two

8' 2" x 10' 10" (2.49m x 3.30m)

Double glazed window to rear and radiator.



Bedroom Three

6' 10" max x 10' 6" max (2.08m max x 3.20m max)

Double glazed window to front and radiator.

Shower Room

Double glazed window to rear, shower cubicle with overhead and detachable shower heads, wash hand basin, WC, extractor fan and heated towel rail.

Outside

Front:

Slab paved driveway

Rear:

Slab patio areas, lawns, raised plant beds, three storage sheds and side access to front.

Council Tax Band:- A





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: PT1104273 - 0003

Tenure: Freehold

EPC Rating: D

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