

**for sale**

offers over **£180,000** Freehold



**Ashcroft Anita Avenue Tipton DY4 7GZ**

We are pleased to present this modern finished semi detached property with 2 large bedrooms, tucked away in a lovely cul de sac location. Well presented property, first time buyers dream!

Lounge, Fitted Kitchen/Diner, 2 Bedrooms, Family bathroom, Driveway & Rear Garden.

# Ashcroft Anita Avenue Tipton DY4 7GZ

## Reception Hall

### Lounge

13' 6" max x 12' 4" max ( 4.11m max x 3.76m max )

Spacious room with patio doors to garden - stairs to first floor

### Outside

### Fitted Kitchen/Diner

10' 5" max x 9' 9" max ( 3.17m max x 2.97m max )

Spacious kitchen diner with modern gloss finish and dining area

### Driveway

### Rear Garden

## On The First Floor

### Landing

Airing cupboard with storage.

### Bedroom One

13' 6" max x 9' 1" max ( 4.11m max x 2.77m max )

### Bedroom Two

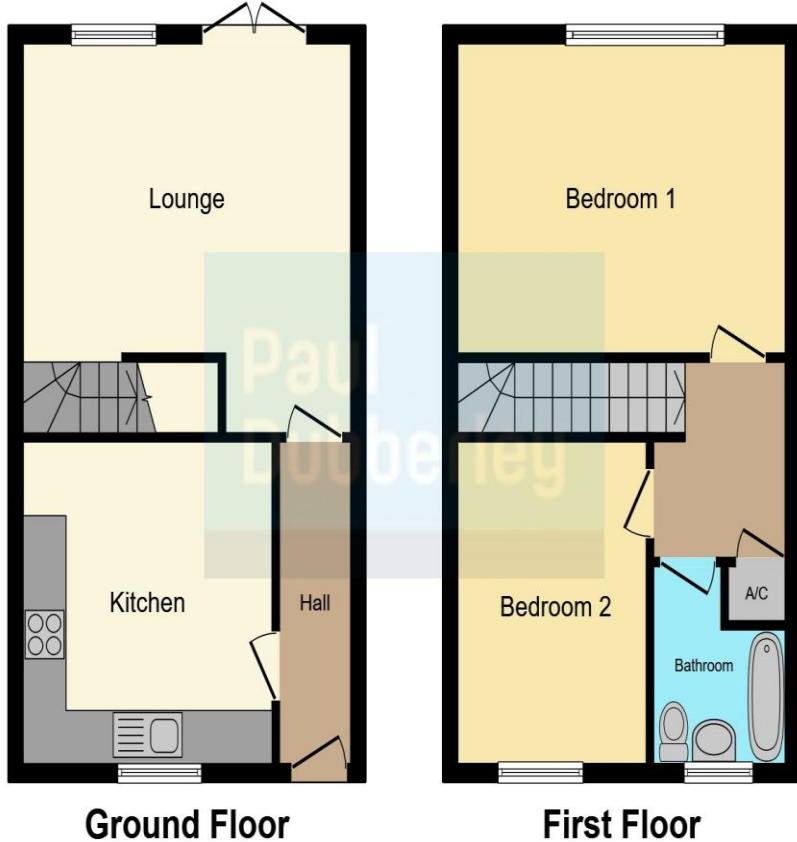
10' 8" max x 7' 3" max ( 3.25m max x 2.21m max )

### Family Bathroom

Shower over bath







**Ground Floor**

**First Floor**

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: PTI104616 - 0006

Tenure:Freehold EPC Rating: C

Council Tax Band: B

**view this property online [PaulDubberley.co.uk/Property/PTI104616](http://PaulDubberley.co.uk/Property/PTI104616)**



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