

for sale

offers over **£350,000** Freehold



Sannders Crescent TIPTON DY4 7NT

STUNNING FOUR BEDROOM DETACHED FAMILY HOME ! close to LOCAL SCHOOLS, and ALL AMENITIES with EXCELLENT TRANSPORT LINKS !! Lounge/Diner, Fully Fitted Kitchen, Conservatory, Office, 4 Bedrooms, En Suite, Family bathroom, Downstairs W.C, Driveway, Front & Rear Gardens - MUST BE VIEWED !!

Sannders Crescent TIPTON DY4 7NT

Entrance Hallway

Having Stairs to First Floor

Office

9' 6" x 9' 11" (2.90m x 3.02m)

Ground Floor W.C

Lounge/Diner

28' 3" max x 15' 4" max (8.61m max x 4.67m max)

doors leading to Conservatory

Conservatory

10' 1" max x 9' 5" max (3.07m max x 2.87m max)

with access to Garden

Fully Fitted Kitchen

with integrated appliances

On The First Floor

Landing

Having Built in Storage Cupboard

Bedroom One

13' 4" x 12' 4" (4.06m x 3.76m)

En Suite

Bedroom Two

10' 2" x 9' (3.10m x 2.74m)

Having Fitted Wardrobes

Bedroom Three

11' max x 8' max (3.35m max x 2.44m max)

Bedroom Four

8' 4" x 6' 5" (2.54m x 1.96m)

Having Fitted Wardrobes

Family Bathroom

Outside

To Front

Driveway & Lawns

To Rear

Blocked Paved Patio & Lawn







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

T 0121 522 3733
E greatbridge@pauldubberley.co.uk

73 Great Bridge
 TIPTON DY4 7HF

Property Ref: PTI104714 - 0003

Tenure:Freehold EPC Rating: C

Council Tax Band: D

view this property online PaulDubberley.co.uk/Property/PTI104714



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.

see all our properties at www.pauldubberley.co.uk | www.rightmove.co.uk | www.zoopla.co.uk