

PTN Estates

Residential Sales & Lettings



27 Columbus Avenue, , Brierley Hill, DY5 1TW

£1,100 PCM

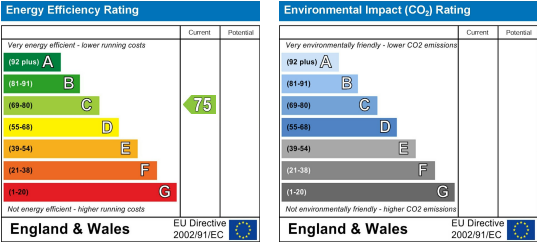
Located on Columbus Avenue, near merry hill centre, this delightful end town house offers a perfect blend of modern living and comfort. Built in 2004, this spacious four-bedroom townhouse spans an impressive 1,195 square feet, making it an ideal choice for families or those seeking extra space.

Upon entering, you are welcomed into a well-appointed reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The property boasts four generously sized double bedrooms, ensuring ample accommodation for all. One of the bedrooms features an ensuite shower room, adding a touch of luxury and convenience.

The fitted kitchen is designed for practicality and style, equipped with modern appliances that cater to all your culinary needs. Adjacent to the kitchen, the lounge area offers a comfortable space to unwind after a long day. The house is fitted with gas central heating and UPVC double glazing, ensuring warmth and energy efficiency throughout the year.

While the property does not include a rear garden, it compensates with allocated parking, providing ease and convenience for residents. This home is ideally situated, offering easy access to local amenities and transport links, making it a perfect base for both work and leisure.

In summary, this four-bedroom townhouse on Columbus Avenue is a fantastic opportunity for those looking for a modern, spacious home in Brierley Hill. With its thoughtful layout and contemporary features, it is sure to appeal to a wide range of buyers.



Accuracy of Brochures

PTN Estates understands that these sales particulars have been prepared in accordance with the Property Misdescriptions Act 1991. However, please be advised we may not have obtained vendor approval and therefore any fixtures and fittings listed within these sales particulars may not be included in the sale. We would therefore advise any purchaser to refer to the fixtures and fittings form provided by their solicitor and would suggest any queries are raised with their solicitor prior to an exchange of contracts.

Services/Disclaimer

Please note that it is not company policy to test any services or appliances offered for sale and these should be verified by the purchasers. These details do not constitute any part of any offer or contract. All measurements and floorplans are approximate and for guidance purposes only. No responsibility is taken for any errors, omissions or misstatements. In addition, no statement in these details is to be relied upon as representations of fact and the purchaser should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained in these details.

Transparency

We will always refer our purchasers and sellers to local reputable solicitors either Glover Priest, Barry Green, Stephenson's or Waldrons. It is your decision whether you choose to instruct them. Should you decide to use them, please be aware that we will receive a referral fee of between £60 & £75 for recommending you. We routinely instruct K Hadley to carry out the Energy Performance Certificate on your behalf. It is your decision whether you instruct us. In making that decision, you should be aware that we receive preferential rates allowing us to benefit by £35.25 per transaction.