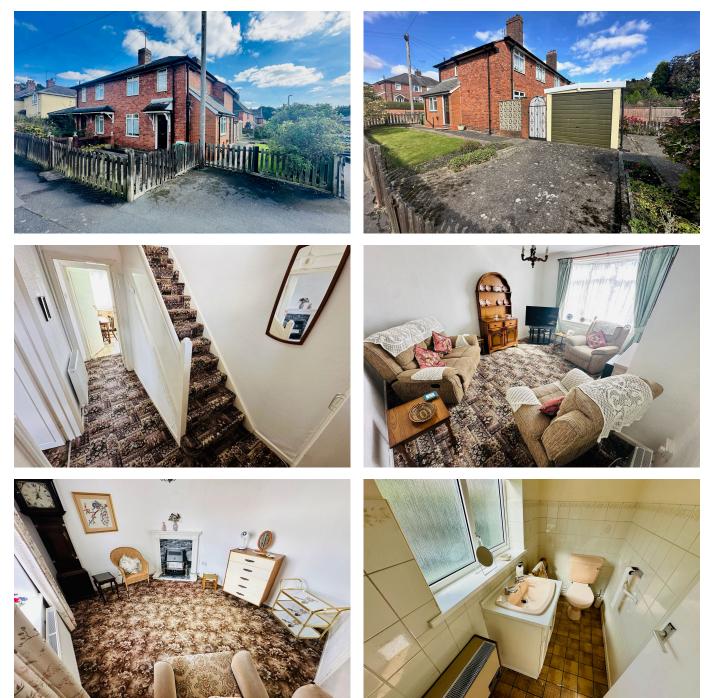


30 Brookdale, Lower Gornal, West Midlands, DY3 2HF

Offers In Region Of £189,950

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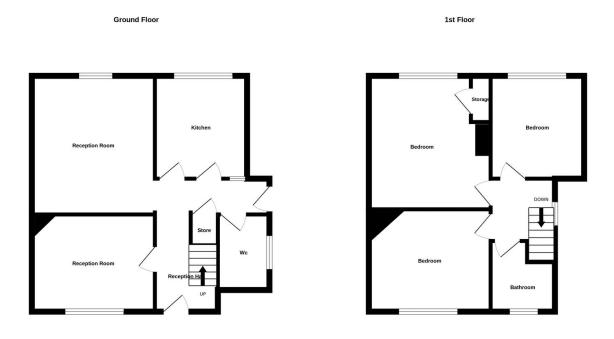


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- IDEAL STARTER HOME
- WALKING DISTANCE OF GORNAL WOOD VILLAGE & SCHOOLS
- TWO RECEPTION ROOMS
- BATHROOM
- GATED DRIVEWAY

- PERFECT LOWER GORNAL LOCATION
- THREE DOUBLE BEDROOMS
- GUEST W/C
- GARAGE
- FRONT REAR & SIDE GARDENS



Measurements are approximate. Not to scale. Illustrative purposes only Made with Metropix ©2024

An IDEAL STARTER HOME offering enormous potential with NO UPWARD CHAIN. Lounge - 3.73m x 3.05m (12'3" x 10'0")

Dining Room - 4.34m x 3.66m (14'3" x 12'0")

Dining Kitchen - 2.74m x 3.1m (9'0" x 10'2")

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Rear hallway With understairs storage cupboard

- Guest toilet 2.44m x 1.17m (8'0" x 3'10")
- First Floor landing Bedroom 4.11m x 3.68m (13'6" x 12'1")
- Bedroom 3.76m x 3.1m (12'4" x 10'2") With original fireplace
- Bedroom 3.05m x 2.77m (10'0" x 9'1")
- Bathroom 2.01m x 1.88m (6'7" x 6'2")

Detached Garage Driveway With gardens to front and the side

MISEPRESENTATION ACT 1967: These particulars do not constitute any part of an offer or a contract. Whils every care is taken to ensure accuracy, no responsibility for errors or misdescription is accepted. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness of each of the statements in these particulars. The vendor does not make nor give, and neither Taylors nor any person in their employment has any authority to make or give any representation or warranty whatsoever about this property. Set use seleris estate agents, we are not surveyors or conveyancing experts, and we cannot comment on the property's condition or issues relating to the title or other legal issues that may affect this property unless we have been made aware of such maters. Interested parties should employ professionals to make such quiries before making transactional decisions. EPC: can be supplied fee of charge. **CONSUMER PROTECTION REGULATION (2006)**: These particulars have been prepared with care and approved by the vendors (Where possible) but are intended as a guide only, with measurements being approxel. The appearance of an item in any photograph does not meant that it forms part of the property or sale price. **FAVION REGULATION REGULATI**