

9 Kings Road, Sedgley, West Midlands, DY3 1HS £195,000

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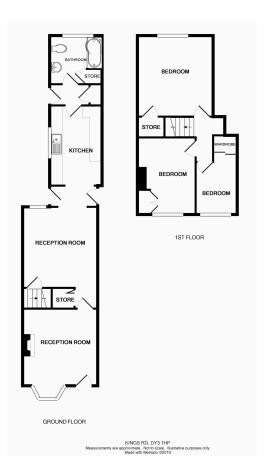


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- PERIOD MID TERRACED HOUSE
- MUCH IMPROVED
- LOUNGE WITH LOG BURNER
- REFITTED BATHROOM
- GAS CENTRAL HEATING & UPVC DOUBLE GLAZING

- THREE BEDOOMS
- FRONT DINING/ SITTING ROOM
- SPACIOUS KITCHEN
- LARGE REAR GARDEN
- CONVENIENT FOR AMENITIES



A LARGE 'PERIOD' MID TERRACED HOME, well located in a desirable and convenient address. The GENEROUS layout has been MUCH IMPROVED, offering a WELL APPOINTED and ATTRACTIVELY PRESENTED layout of THREE BEDROOM accommodation. The property is further enhanced by the LARGE REAR GARDEN.

MISEPRESENTATION ACT 1967: These particulars do not constitute any part of an offer or a contract. While very 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. As the seller's estate agents, we are not surveyors or conveyacing experts, and we cannot comment on the property's condition or issues relating to the title or otherwise as to the orrectness of acto of the statements. Interested particulars to make or give any representation or warranty whatsoever about this property unless we have been made aware of such matters. Interested parties should employ professionals to make such enquires before making transactional decisions. EPC: can be supplied free of charge. **CONSUMER PROTECTION REGULATIONS (2008)**; These particulars have been prepared with care and approved by the vendors (where possible) but are intended as a guide only, with measurements being approximate and usually the maximum size, which may include alcoves, recesses or otherwise as described, and you must NOT rely on time for any other purpose. The appearance of an item in any hotograph does not make that it forms part of the property or sale price. **FXIVERS XNO FITTINGS:** Only those terms specifically mentioned in these asles particulars are as described, and you must NOT ested any apparatus, equipment, fixture or fitting and cannot verify they are in working order or fit for their purpose. **PLANING PERMISSION / BUILDING REGULATIONS:** Any reference to the property being extended, altered or converted in any way does not infer that planning permission or building regulations have been granted or applied for, nor do Taylors accept any responsibility for such not having been obtai