



 **Contract**  
Ready

 **RDR DASSAUR**

**34 Anderson Gardens, Tipton**  
Tipton

 **RDR DASSAUR**

**£110,000**





## 34 Anderson Gardens

Tipton, Tipton

Affordable 2-bed flat in Tipton. Ideal for first-time buyers or investors. Bright living room, fitted kitchen, 2 bedrooms & bathroom. Neutrally decorated, close to shops, schools, & transport links.

Council Tax band: A

Tenure: Leasehold

- CONTRACT READY!
- Two-bedroom Maisonette in a convenient Tipton location.
- Bright living room with laminate flooring
- Practical kitchen with appliances and storage
- Double bedroom plus useful second bedroom.
- Functional bathroom with bath and shower.
- Neutral décor, ready to move in or let out.
- Excellent location with shops, schools, parks and train stations nearby.



### Living Room

10' 10" x 13' 9" (3.30m x 4.20m)

Bright, welcoming space with modern grey feature wall, laminate flooring, and a cosy electric fireplace. Large window for natural light, with room for a family sofa setup and TV unit.

### Kitchen

8' 10" x 10' 2" (2.70m x 3.10m)

Modern galley-style kitchen fitted with white gloss cabinets, dark worktops, and a grey tile splashback. Includes integrated oven, gas hob, and space for a washing machine and dryer.

### Master Bedroom

10' 10" x 13' 5" (3.30m x 4.10m)

Spacious double bedroom with laminate flooring and a large window bringing in plenty of light with a double bed and large wardrobes.

### Second Bedroom

5' 7" x 6' 3" (1.70m x 1.90m)

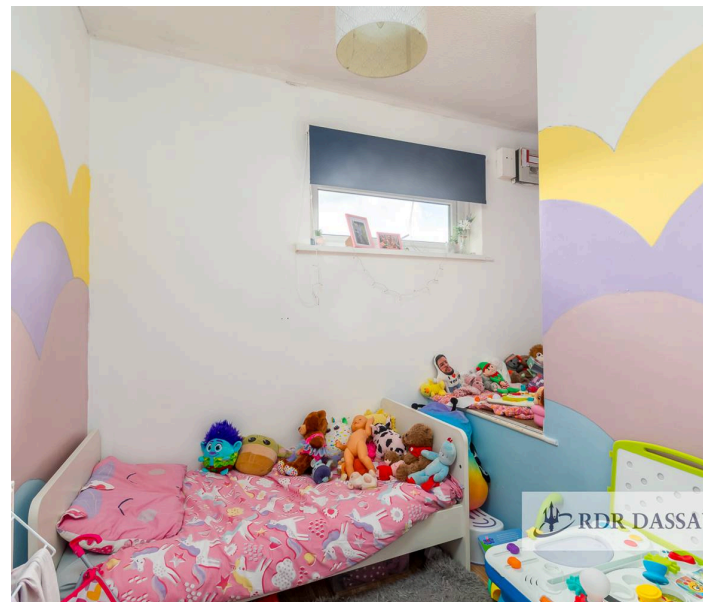
Bright single bedroom with a cheerful pastel feature wall, perfect as a child's room, study, or guest room. Includes fitted shelving for toys or storage.

### Bathroom

5' 3" x 7' 3" (1.60m x 2.20m)

Fully tiled bathroom with a bathtub and overhead shower, pedestal basin, and WC. A functional, easy-to-maintain family bathroom.

<b>Property Purchase Price</b>	
£110000	
<b>Deposit Amount</b>	
25.0 %	£27500
<b>Mortgage Term</b>	<b>Interest Rate</b>
25 years	4.5 %
<b>Mortgage Type</b>	
Interest only	
Monthly Repayment: £309	
Monthly Achievable Rent: £700	







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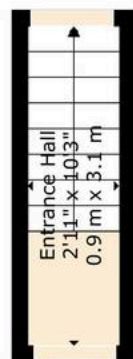
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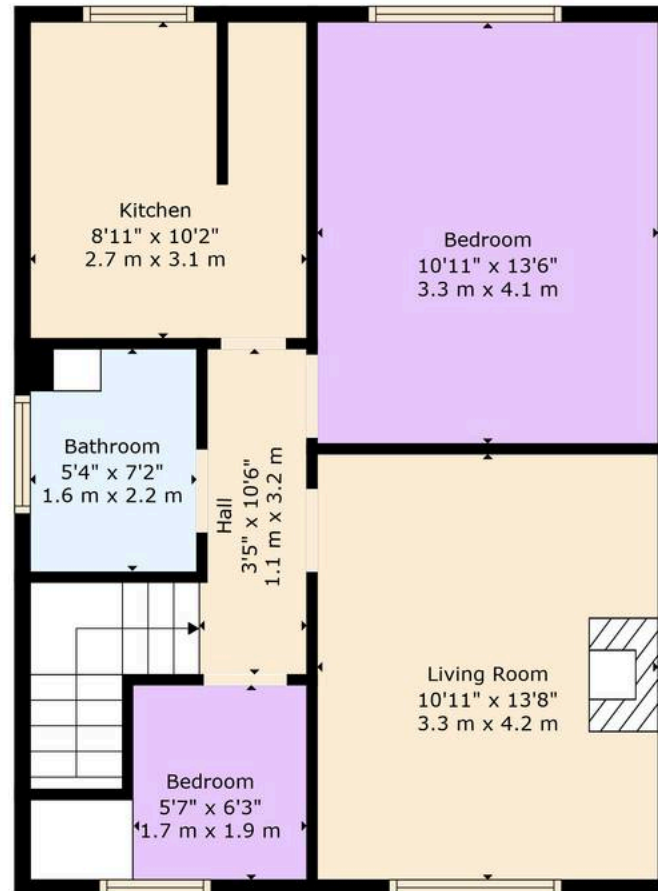
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Floor 1



Floor 2

**TOTAL: 586 sq. ft, 55 m2**  
 BELOW GROUND: 30 sq. ft, 3 m2, FLOOR 2: 556 sq. ft, 52 m2  
 WALLS: 58 sq. ft, 5 m2

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.







## RDR Dassaur estate agents

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