

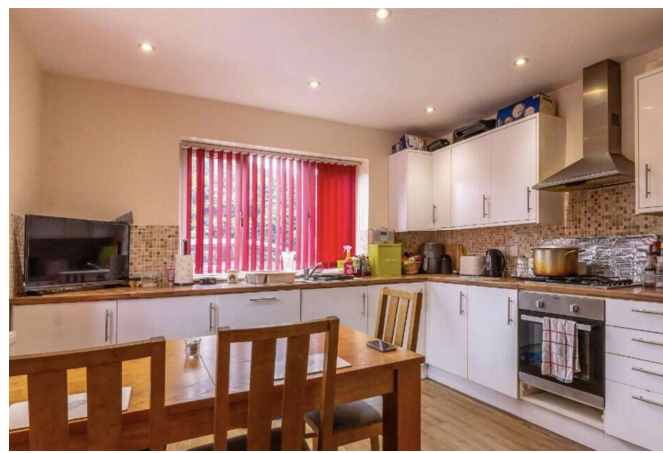
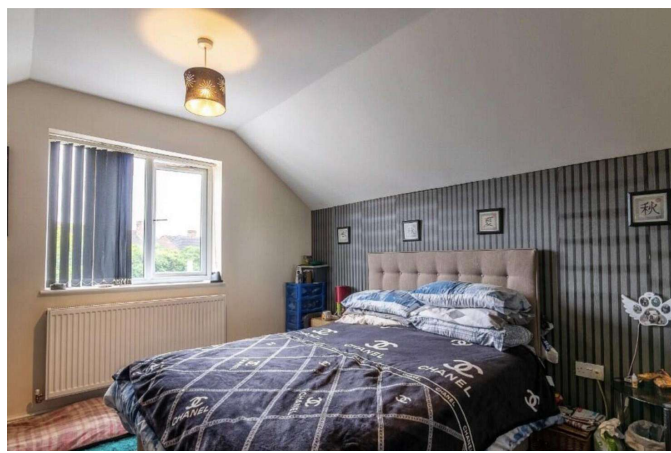
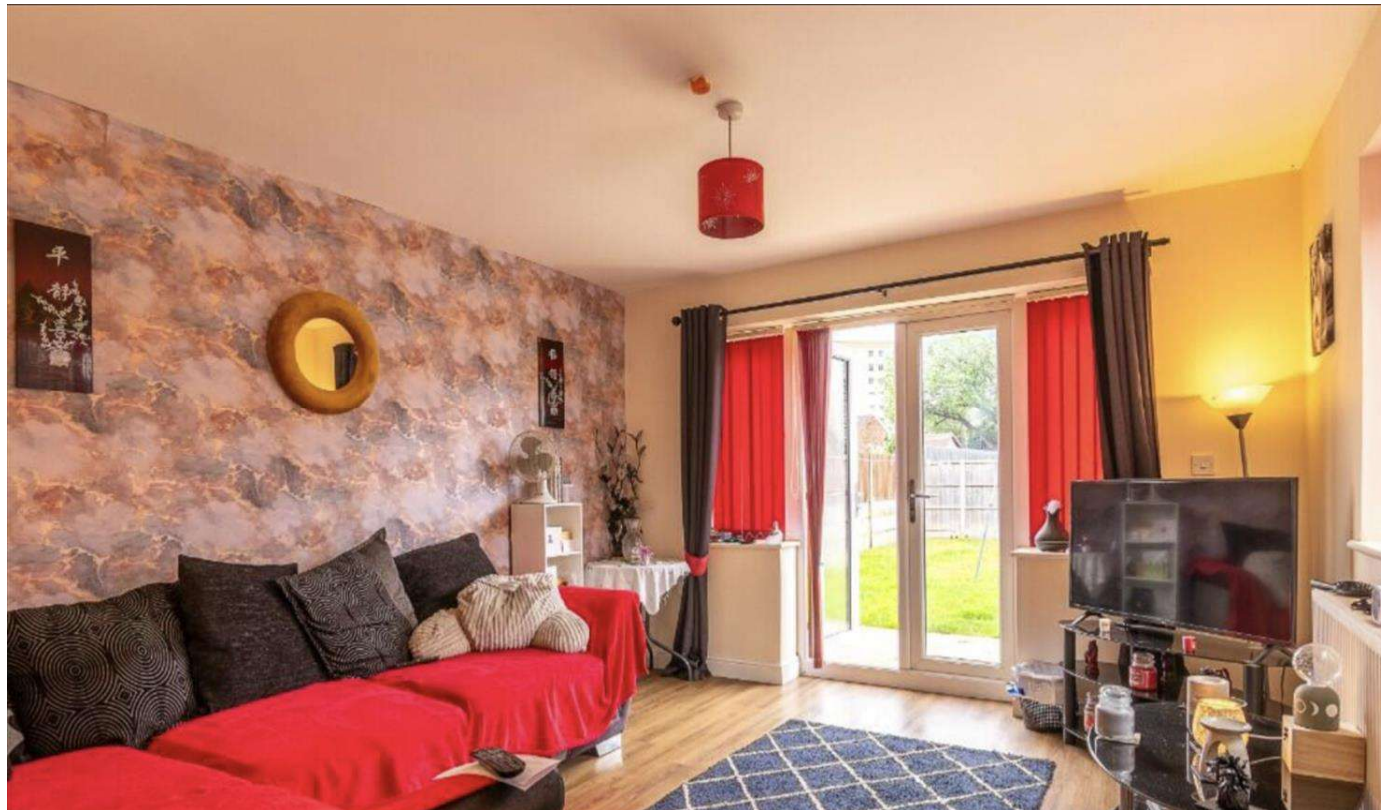


Detached House

Emerald Close, Bilston

OIRO **£200,000.00**


Concentric[®]
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AT A GLANCE



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- Located in the sought-after area of Bilston
- Excellent investment opportunity with tenants in situ
- Good transport links
- Private enclosed rear garden

MATERIAL INFO

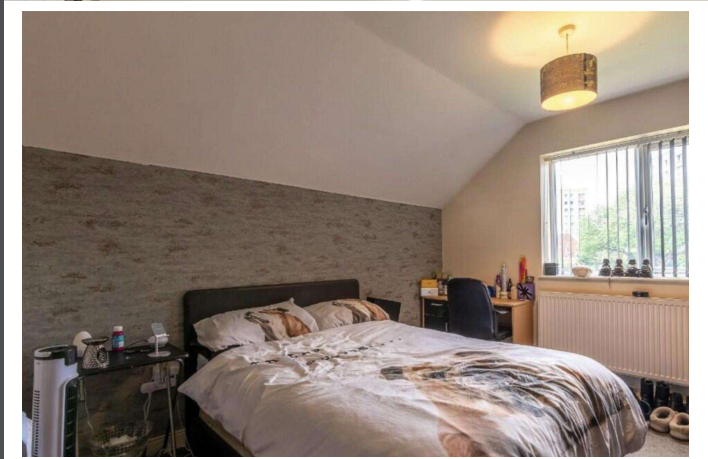
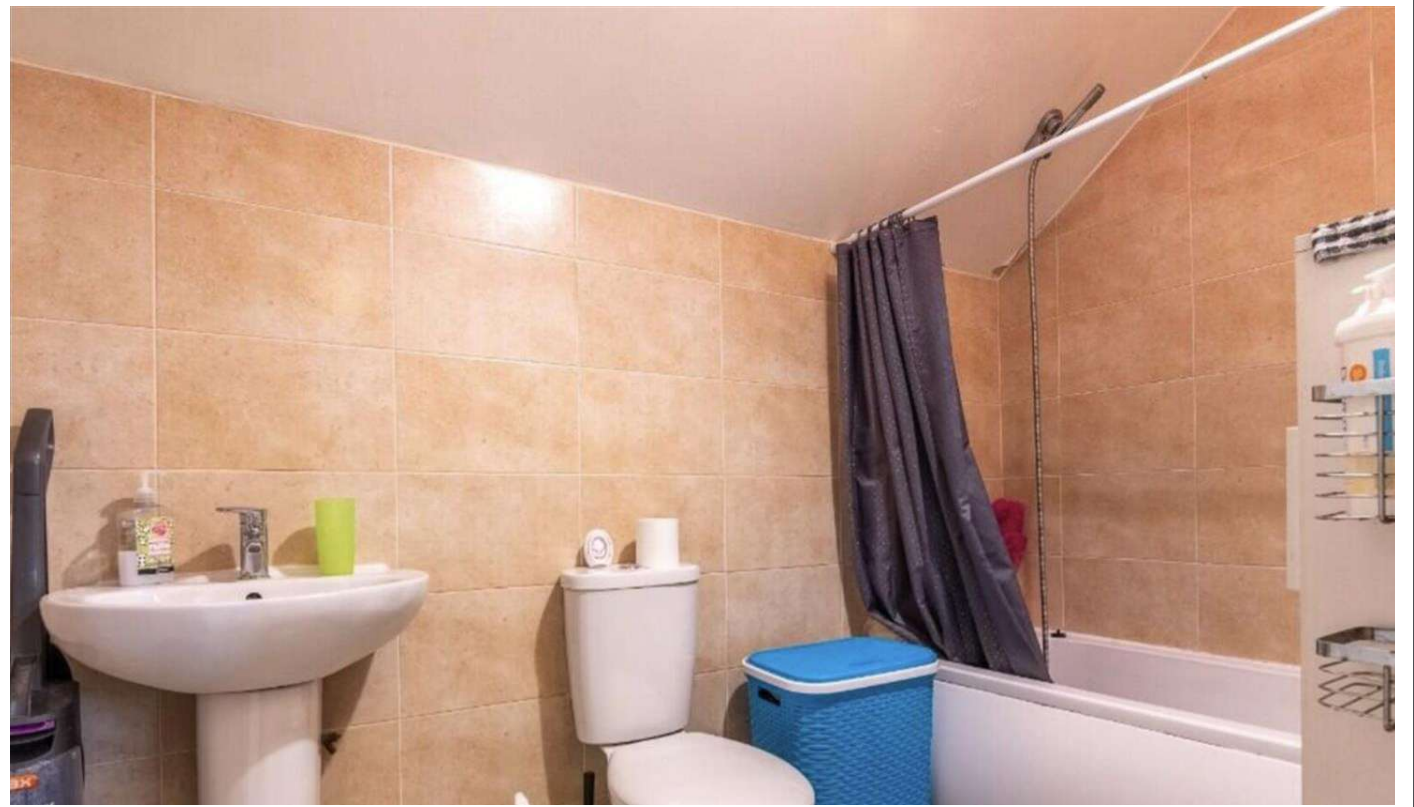
- Freehold
- EPC - C
- Council Tax - B
- Gas Central Heating
- Standard Construction Type

DESCRIPTION

Concentric Sales & Lettings are pleased to present this well-maintained two-bedroom detached house in the sought-after Bilston area, offering an excellent investment opportunity with tenants already in situ, making it an ideal addition for any landlord.

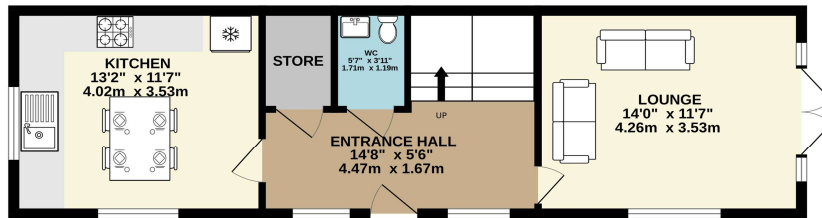
The property is perfectly positioned with convenient access to local transport links and amenities. Upon entering, the main hallway leads to a bright and spacious lounge on one side, with the well-equipped kitchen on the other.

There is also a convenient downstairs WC and a useful storage room under the stairs. Upstairs, the first floor boasts two generous double bedrooms and a modern family bathroom.

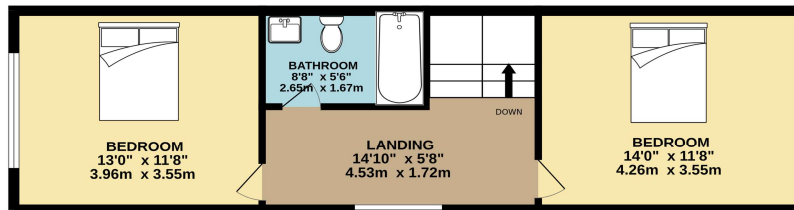


FLOOR PLAN

GROUND FLOOR
484 sq.ft. (45.0 sq.m.) approx.



1ST FLOOR
477 sq.ft. (44.3 sq.m.) approx.



EPC RATING

Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

For more information about this property, or to book a viewing – please contact the us today and speak with one of our team of experts!

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