

Connells

Perry Hill Road
Oldbury

Perry Hill Road
Oldbury B68 0AZ

for sale
£430,000







Property Description

This exceptional size-bedroom property offers an inviting blend of comfort and convenience, ideal for family life. Featuring two-en-suite bathrooms and a family shower room, this home ensures ample space and privacy for all members of the household.

At the heart of the home lies a generous kitchen/diner, perfect for family meals and entertaining guests, alongside two well-proportioned reception rooms that provide additional living space. You'll also fine a convenient downstairs WC, Enhancing the practicality of the layout.

Outdoor enthusiasts will appreciate the large rear garden, Offering plenty of room for children to play, gardening or relaxing in the sun. The property also benefits from off-street parking at the front, ensuring easy access for residents and visitors alike.

Situated in a family-friendly neighbourhood, this home is ideally located close to local amenities and just moments away from the M5 motorway junction 2, making commuting and shopping effortlessly convenient.

Don't miss the opportunity to make this spacious and well-appointed home yours!! Call TODAY on 0121-552-2671

Entrance Hall

Having UPVC door to the front, storage cupboard and wall mounted radiator.

Cloakroom

Having wash hand basin, low level WC.

Lounge

16' 10" max x 14' 2" (5.13m max x 4.32m)

Having front bay window and wall mounted radiator.

Second Reception Room

14' 2" x 11' 10" (4.32m x 3.61m)

Having wall mounted radiator.

Kitchen/Diner

19' 9" x 13' 10" (6.02m x 4.22m)

Having wall and base units, sink/drainer integrated into work surface, gas cooker point with cooker hood over. Space for American fridge/freezer, plumbing for washing machine and door leading to rear garden.

Landing

Having side facing double glazed window, loft access, wall mounted radiator and doors leading to various rooms:.

Bedroom One

13' 8" max x 11' 1" (4.17m max x 3.38m)

Having two rear facing windows and wall mounted radiator.

En-Suite

Having Jacuzzi bath with shower over, wash hand basin, low level WC and side facing window & radiator.

Bedroom Two

12' 10" x 10' 2" (3.91m x 3.10m)

Having two front facing double glazed window and wall mounted radiator.

Bedroom Three

10' 1" x 9' 7" Plus wardrobes (3.07m x 2.92m Plus wardrobes)

Having skylight, wardrobe space and wall mounted radiator.

Bedroom Four

13' 6" x 8' 5" (4.11m x 2.57m)

Having two rear facing double glazed windows and wall mounted radiator.

Bedroom Five

9' 9" max x 9' 8" (2.97m max x 2.95m)

Having two front facing windows and wall mounted radiator.

Bedroom Six

Bedroom six is situated on the ground floor and comprises of: Rear facing double glazed window and wall mounted radiator.

En-Suite

Shower cubicle, wash hand basin, low level WC and heated towel rail.

Shower Room

Having shower cubicle with shower, wash hand basin, low level WC, side facing window and towel rail.

Rear Garden

Large patio area with further lawned area and fence surround.

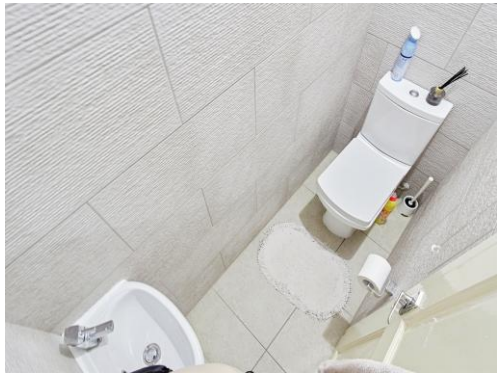
Front Of The Property

Having space to the front of the property for parking.

Agents Note

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.
















Cosmetic
MIRROR



Ground Floor **First Floor**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 0121 552 2671
E oldbury@connells.co.uk

70-76 Birmingham Street
OLDBURY B69 4EB

EPC Rating: C

Council Tax Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/OLD312302

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.