



Taylors

Cameo Drive, Amblecote, Stourbridge, DY8 4AU

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Offered to the market with no upward chain, this two bedroom semi detached home provides an excellent opportunity for first time buyers looking to put their own stamp on a property. Situated in the popular residential area of Amblecote, close to a range of local amenities and transport links, the property offers well proportioned accommodation throughout.

The accommodation briefly comprises a fitted kitchen and a rear reception room with views over the rear garden. To the first floor are two bedrooms and a house bathroom.

Externally, the property benefits from off road parking to the front, while to the rear is a low maintenance garden, providing an ideal outdoor space.

With plenty of potential to personalise and improve, this is a fantastic opportunity for buyers seeking their first home in a desirable location. Early viewing is highly recommended.

Tenure: Freehold. Construction: Standard. Services: All mains. Broadband/ Mobile coverage: Visit: checker.ofcom.org.uk/en-gb/broadband-coverage. Council Tax Band B. EPC D

By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers, and we take this responsibility very seriously. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. Once an offer is accepted (subject to contract), Coadjute will send a secure link for you to complete the biometric checks electronically. A non-refundable fee of £40 + VAT per person will apply for these checks, and Coadjute will handle the payment for this service. These anti-money laundering checks must be completed before we can send the memorandum of sale to the solicitors to confirm the sale. Please contact the office if you have any questions in relation to this.

Entrance Hall - 3.15m x 0.91m (10'4" x 3'0") At widest points

Kitchen - 2.95m x 1.7m (9'8" x 5'7") At widest points

Living Room - 4.75m x 3.58m (15'7" x 11'9") At widest points

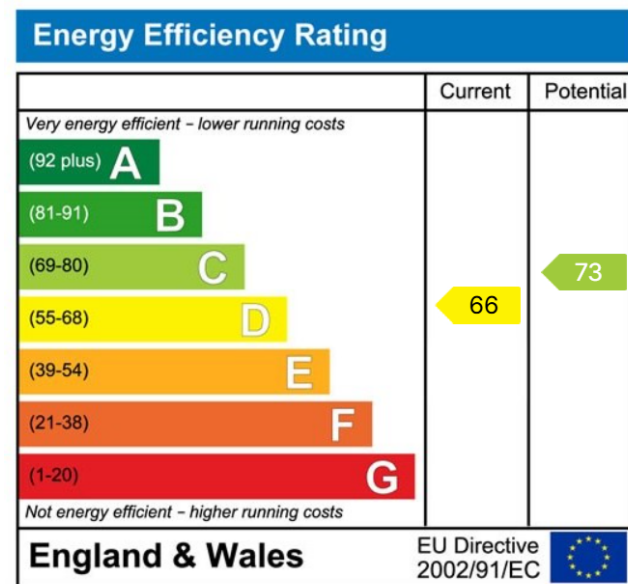
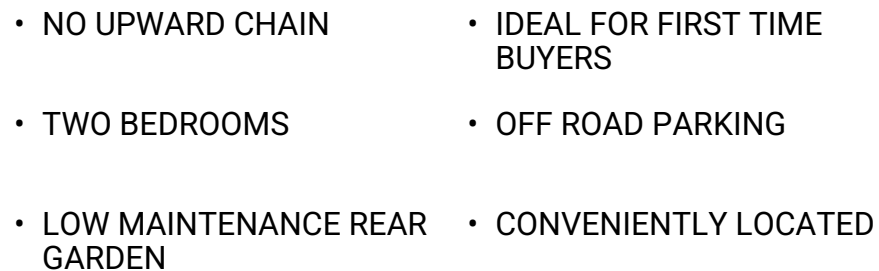
First Floor Landing - 1.85m x 1.83m (6'1" x 6'0") At widest points

Bedroom One - 3.66m x 2.95m (12'0" x 9'8")

Bedroom Two - 3.66m x 2.84m (12'0" x 9'4") Storage Cupboard

Bathroom - 1.83m x 1.65m (6'0" x 5'5") At widest points





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