



Connells

Vicarage Road
West Bromwich

Vicarage Road
West Bromwich B71 1AW

for sale offers in excess of
£205,000



Property Description

This idyllic family home has been well maintained throughout meaning it's ready to go for the next family who call this home. HAS BEEN IMPROVED AND WELL MAINTAINED. Having major links to bus routes on All Saints Way, being nearby to a number of Schools and local amenities the property really is better suited to the growing family as it briefly comprises of an driveway to the rear, entrance hall, lounge diner to the rear, kitchen to the front, first floor landing, family bathroom with two double bedrooms. Being set within a key location for major bus and tram links the house also offers a generously sized rear garden perfect for hosting and great for pets! CALL NOW TO VIEW!

Agents Note

There is a easement on the title, please enquire with the branch.

On Approach

Set back from the road side having a fenced frontage with steps leading to the entrance of the property. Access to the side via a wooden gate.

Entrance Hall

Double glazed door to the front, stairs to the first floor, a double glazed window to side elevation and and doors to the kitchen and the lounge/diner.

Kitchen

9' 10" x 5' 10" (3.00m x 1.78m)

Fully fitted kitchen comprising of a range of wall and base units with work surfaces over, sink and drainer, splash back tiling, integrated oven and hob with cooker hood over, wall mounted boiler and a double glazed window to the front.

Lounge/Diner

14' 11" x 11' 11" (4.55m x 3.63m)

Having french doors to the rear, two double glazed windows and a central heated radiator.

First Floor Landing

Stairs rising from the entrance hall and doors to;

Bedroom One

11' 11" x 9' 8" (3.63m x 2.95m)

Double glazed window to the rear and a central heated radiator.

Bedroom Two

9' x 8' 9" (2.74m x 2.67m)

Double glazed window to the front, central heated radiator and a storage cupboard housing the water tank.

Bathroom

Fitted bathroom suite comprising of a fitted panel bath with shower over, wash hand basin, WC, splashback tiling and extractor fan.

Rear Garden

Slabs and grass, garden shed and side gated access.

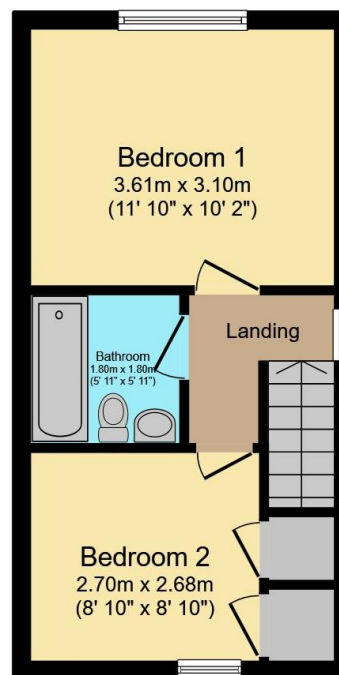








Ground Floor



First Floor

Total floor area 55.8 m² (600 sq.ft.) approx

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.propertybox.io

Connells

To view this property please contact Connells on

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EPC Rating: C Council Tax
Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/WBW309888



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