

for sale

£260,000 Freehold



Royston Shrubbery Avenue Tipton DY4 8DX

BEAUTIFULLY PRESENTED DETACHED FAMILY HOME in a POPULAR LOCATION, close to ALL LOCAL AMENITIES. Having Lounge, 3 bedrooms, Fitted Kitchen, Family Bathroom, Driveway, Gardens. VIEWING HIGHLY RECOMMENDED !

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Entrance Hall

Having stairs to first floor and understairs storage cupboard

Lounge

13' 9" max x 12' 10" max (4.19m max x 3.91m max)
Having Bay Window

Fitted Kitchen

19' 3" max x 14' 10" max (5.87m max x 4.52m max)
Have Bay Window to Rear and Stable door to garden

On The First Floor

Landing

Bedroom One

13' 8" max x 10' 9" max (4.17m max x 3.28m max)
having bay Window to Front

Bedroom Two

12' 2" max x 10' 8" max (3.71m max x 3.25m max)

Bedroom Three

7' 9" max x 7' 7" max (2.36m max x 2.31m max)

Family Bathroom

Outside

To Front

Driveway

To Rear

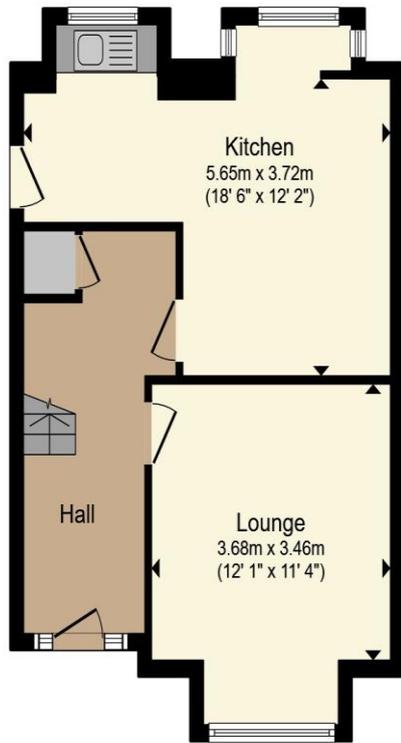
Brick Built Garage

Garden

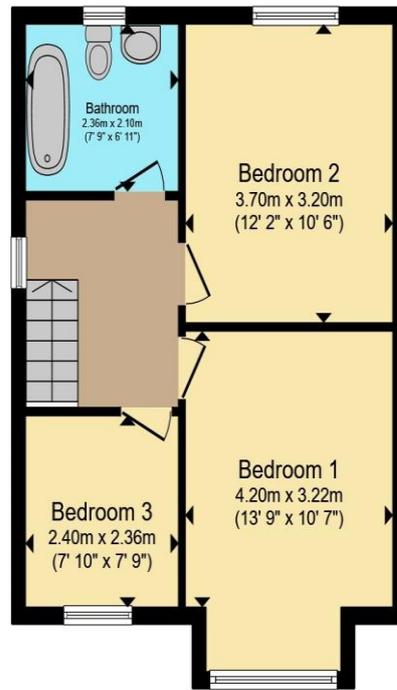
Having Astro Turf and patio area







Ground Floor



First Floor

Total floor area 87.5 m² (942 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



To view this property please contact Paul Dubberley on

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Property Ref: PTI105028 - 0006
 Tenure:Freehold EPC Rating: D
 Council Tax Band: B

view this property online PaulDubberley.co.uk/Property/PTI105028



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.

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