



Greenfield View, Brownswall Estate, Sedgley
DY3 3NG

Taylors

Offers Over
£279,950

Bedrooms: 3 | Bathrooms: 1 | Receptions: 1

Stunning Views to the Rear! Charming Three Bedroom Family Home with Enormous Potential situated on the highly sought-after Brownswall Estate in Sedgley, within walking distance of well-regarded schools, excellent transport links, and a range of local amenities.

Offered for sale with No Upward Chain, this deceptively spacious property presents an exciting opportunity for buyers looking to modernise and create their ideal family home. Benefiting from gas central heating and double glazing throughout, the well-planned accommodation briefly comprises an entrance porch, welcoming hallway, bright and spacious lounge/diner enjoying stunning views to the rear, fitted kitchen, utility room leading to guest WC, first floor landing, three well-proportioned bedrooms, and a family bathroom. Externally, the property boasts generous wrap-around rear gardens, perfectly positioned to take advantage of the impressive open views towards Baggeridge Brickworks, together with a garage and a driveway providing ample off-road parking.

Combining an enviable location, outstanding rear views, and exceptional scope for improvement, this is a fantastic opportunity to create a wonderful family home. Early viewing is highly recommended!

Council Tax - C EPC - D Tenure - Freehold.

Construction: Brick with a pitched interlocking tile roof with flat roof section. All mains services are connected. Broadband/Mobile coverage: checker.ofcom.org.uk/en-gb/broadbandcoverage/

Flood Risk - Less than 0.1% chance per annum.

SEDGLEY BRANCH

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 Porch

Hall with understairs storage.

Lounge Diner - 7.8m x 3.91m max (25'7" x 12'10" max)

Kitchen - 3.23m x 2.67m (10'7" x 8'9")

Utility Room - 1.88m x 1.6m (6'2" x 5'3")

First Floor Landing with overstairs storage.

Bedroom - 3.68m x 3.45m (12'1" x 11'4")

Bedroom - 3.68m x 2.97m (12'1" x 9'9")

Bedroom - 2.92m x 2.64m (9'7" x 8'8")

Bathroom - 2.41m x 1.96m (7'11" x 6'5")

Garage

Enclosed Wrap Around Rear Gardens with stunning views.

Driveway To Fore





Council Tax Band: C

Tenure: Freehold

Property Type: Semi Detached House

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- HUGE POTENTIAL
- OFFERED FOR SALE WITH NO UPWARD CHAIN
- EARLY VIEWING RECOMMENDED
- POPULAR BROWNSWALL ESTATE LOCATION
- WALKING DISTANCE OF WELL REGARDED SCHOOLS
- STUNNING VIEWS TO REAR

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MISREPRESENTATION ACT 1967

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