



Taylors

Temple Way, Tividale, Oldbury, B69 3JR

Offers In Region Of £225,000

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A BEAUTIFULLY APPOINTED & THOUGHTFULLY ENLARGED, THREE BEDROOM, MID-TERRACE RESIDENCE pleasantly situated within this POPULAR RESIDENTIAL LOCATION, and furthermore encompassing a DECEPTIVELY SPACIOUS layout of accommodation with Double Glazing & Gas Central Heating. This VERY WELL PROPORTIONED PROPERTY offers YOUNG FAMILIES or FIRST TIME BUYERS an EXCELLENT OPPORTUNITY to purchase a GOOD SIZED & MOST APPEALING FAMILY HOME, which is WELL MAINTAINED throughout, and altogether offers the perfect combination of Practical Living, 'Turn Key' Accommodation & a Hugely Convenient Residential Location. 'Temple Way' is located within the SOUGHT AFTER AREA of Tividale, which has an array of POPULAR SCHOOLING & Local Amenities close by, together with being situated within a short distance from Oldbury Town Centre, which offers EASY access to Dudley, West Bromwich and the Bustling City of Birmingham all offering an EXTENSIVE RANGE of shops, supermarkets & transport links such as Sandwell and Dudley Train Station, a variety of local bus routes and Junction 2 of the M5. An EARLY VIEWING is ESSENTIAL if to appreciate the accommodation on offer, which in brief comprises: Reception Hall, Stunning Well Fitted Kitchen, Stylishly Furnished Sitting Room, Spacious Conservatory, Landing, Three Well Proportioned First Floor Bedrooms (Bedrooms 1 & 2 both Fitted with a Comprehensive Range of Integrated Wardrobes) & Modern Well Appointed House Bathroom. Externally with Block Paved Driveway which provides OFF ROAD PARKING, Garage (In Separate Block) & Secluded Rear Garden with Pleasant Rear Decking Area for Alfresco Dining.

ROOM DIMENSIONS (Measurements taken at widest available points)

GROUND FLOOR

Entrance Porch

Reception Hall

Stunning Well Fitted Kitchen - 3.31m x 2.32m (10'10" x 7'7")

Stylishly Furnished Sitting Room - 4.01m x 3.82m (13'1" x 12'6")

Spacious Conservatory - 3.92m x 2.86m (12'10" x 9'4")

FIRST FLOOR

Landing

Bedroom 1 - 3.7m x 2.41m (12'1" x 7'10")

Bedroom 2 - 2.56m x 2.37m (8'4" x 7'9")

Bedroom 3 - 1.99m x 1.52m (6'6" x 4'11")

Modern Well Appointed House Bathroom - 1.93m x 1.71m (6'3" x 5'7")

OUTSIDE

Block Paved Driveway

Garage (In Separate Block)

Secluded Rear Garden

EPC: C. Council Tax Band: B. All main services connected. Broadband / Mobile Coverage: According to Ofcom (the office of communications), standard, superfast & ultrafast broadband is available at this property. Construction: We believe the property is of a standard construction type (this must be checked by any potential buyers conveyancing solicitor / surveyor). According to gov.uk, there is a very low risk of yearly flooding. Tenure: Freehold. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage AML checks on our behalf if you have an offer accepted on this property (£48 per buyer).

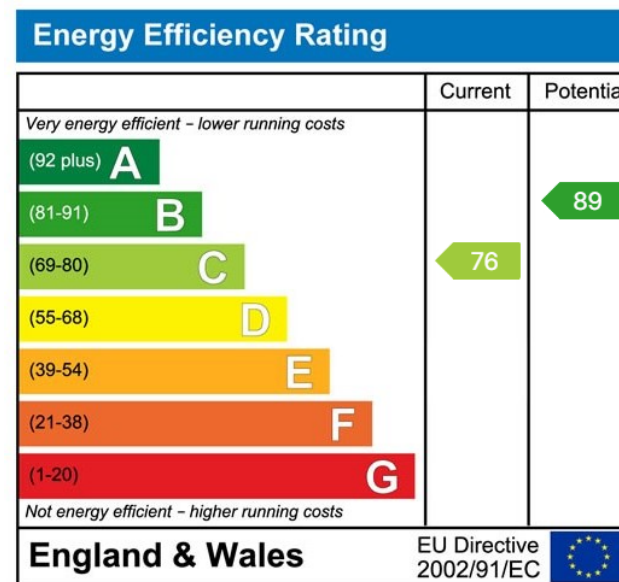


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- BEAUTIFULLY APPOINTED & THOUGHTFULLY ENLARGED, MID-TERRACE RESIDENCE
- STUNNING WELL FITTED KITCHEN
- EARLY VIEWING ADVISED
- IDEAL FOR YOUNG FAMILIES OR FIRST TIME BUYERS
- BLOCK PAVED DRIVEWAY WHICH PROVIDES OFF ROAD PARKING & GARAGE (In Separate Block)
- THREE WELL PROPORTIONED FIRST FLOOR BEDROOMS
- MODERN WELL APPOINTED HOUSE BATHROOM
- POPULAR RESIDENTIAL LOCATION
- SPACIOUS CONSERVATORY
- EXCELLENT RANGE OF AMENITIES & TRANSPORT LINKS CLOSE BY



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