

for sale

£300,000 Freehold



High Street Princes End TIPTON DY4 9HU

AN EXCEPTIONAL 3-BED SEMI, WITH A BESPOKE LUXURY KITCHEN, NESTLED IN A PRIVATE CUL-DE-SAC. OFFERING SUPERB MODERN LIVING SPACE, THIS IS A HOME THAT REALLY NEEDS TO BE VIEWED TO APPRECIATE THE SIZE AND QUALITY THAT IS ON OFFER!



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Property Details

Entrance Porch

Door to front aspect. Double glazed windows to front and side.

Entrance Hallway

Window to front aspect. Under stairs storage cupboard, radiator, laminate flooring and door leading to lounge,

Lounge 14' 9" x 11' 11" (4.50m x 3.63m)

Double glazed bay window to front. Laminate flooring, radiator and door leading to kitchen.

Kitchen Diner 17' 9" x 16' 5" (5.41m x 5.00m)

Wall and base units with worktops over. Breakfast bar with integrated storage drawers. Fully fitted kitchen with all appliances integrated, including fridge, freezer, oven, hob, microwave and washer/dryer. Sink and drainer, 3 Velux Sky Lights which are electrically operated and bifolding doors leading to rear garden. Radiator and laminate flooring.

First Floor Landing

Double glazed window to side. Carpet flooring and doors leading to all bedrooms.

Bedroom 1 11' 11" x 11' 6" (3.63m x 3.51m)

Double glazed window to front. Laminate flooring and radiator.

Bedroom 2 11' 6" x 11' 2" (3.51m x 3.40m)

Double glazed window to rear. Fitted wardrobe, radiator and carpet flooring.

Bedroom 3 7' 10" x 6' 7" (2.39m x 2.01m)

Double glazed window to front. Radiator and laminate flooring.

Bathroom

Tiled floor to ceiling. Bath tub with shower over, wash hand basin with vanity storage unit underneath and WC. Radiator and double glazed window to rear.

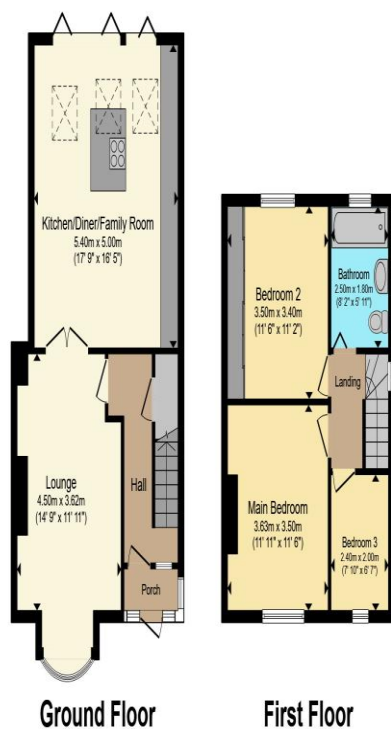
Outside

Front:

Paved driveway providing ample off-road parking with grass area and paved pathway leading to front door.

Rear:

Decked patio area and slabs.



Total floor area 94.3 m² (1,015 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 Connells on

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Property Ref: WED312566 - 0003

Tenure:Freehold EPC Rating: D

Council Tax Band: B

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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