



Connells

Penn cricket Lane
Oldbury



Property Description

An excellent opportunity for first-time buyers, this fully renovated property offers stylish and well-presented accommodation throughout and is offered to the market with no upward chain.

The ground floor comprises a welcoming lounge/diner, a newly fitted kitchen and a downstairs bathroom. To the first floor are three bedrooms, providing comfortable and versatile accommodation for a growing family or first-time buyer.

The property also benefits from a loft room, offering useful additional space that could be utilised as a home office, hobby room or further storage, subject to any necessary permissions.

Ideally located for local amenities and transport links, with Rowley Regis Train Station close by, this superb home is ready to move into and is not to be missed.

Lounge

29' 3" max x 12' 4" max (8.92m max x 3.76m max)

Entrance door, double glazed window to the front, radiator, stairs to first floor.

Kitchen

16' 10" x 5' 11" max (5.13m x 1.80m max)

Modern fitted kitchen with a range of wall & base units to include work surfaces over, electric oven, gas hob, cooker hood, stainless steel sink drainer, door leading to garden.

Downstairs Bathroom

Bath with shower over, wash hand basin, low level w.c, towel rail, double glazed window to the side.

Landing

Access to loft room, doors to:

Bedroom One

12' 1" x 9' (3.68m x 2.74m)

Double glazed window to the rear, radiator.

Bedroom Two

11' 1" x 8' 10" (3.38m x 2.69m)

Double glazed window to the front, radiator.

Bedroom Three

9' 8" x 6' (2.95m x 1.83m)

Double glazed window to the rear, radiator.

Loft Room

12' 3" x 8' 6" plus recess (3.73m x 2.59m plus recess)

Two sky lights.









Total floor area 89.9 m² (968 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

T 0121 552 2671
E oldbury@connells.co.uk

70-76 Birmingham Street
 OLDBURY B69 4EB

EPC Rating: D Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/OLD313450



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: OLD313450 - 0003