Paul Dubberley

PaulDubberley.co.uk

for sale

£210,000 Freehold



Myrtle Terrace Tipton DY4 0BX

SEMI DETACHED BUNGALOW in a HIGHLY SOUGHT AFTER AREA, close to many LOCAL AMENITIES, and offering a Lounge, Conservatory, Fitted Kitchen, 2 Bedrooms, Shower Room, Driveway, 2 tier rear garden. VIEWING HIGHLY RECOMMENDED

Myrtle Terrace Tipton DY4 0BX

Reception Hall

Lounge
14' 2" into bay11 x 11' 11" (4.32m into bay11 x 3.63m)

Fitted Kitchen
16' 7" x 11' 1" (5.05m x 3.38m)

Conservatory
9' x 9' (2.74m x 2.74m)

door to rear garden

Bedroom One
10' 9" x 10' 3" (3.28m x 3.12m)

having built in wardrobes

Bedroom Two
9' 3" x 9' (2.82m x 2.74m)

Family Shower Room

Outside

To Front

Driveway

To Rear

Rear Garden

Having 2 tiers, patio area and lawn, gate to front

Agents Notes
Title SF75269 contains beneficial rights or easements

Here is a summary but a property lawyer can advise further:- The property has the right to use sewers,drains, and a drainage pit (referred to as a 'dumbwell') located under the neighbouring land.

The property is subject to an agreement with the Central Electricity Board, which typically allows for electrical cables or equipment to be placed on or near the land.

Neighbours have the right to use the sewers and drains that run under this property, provided they also contribute to the costs of keeping them in good condition.

The property benefits from all historical rights of way, water, and light that have traditionally been used by the house.

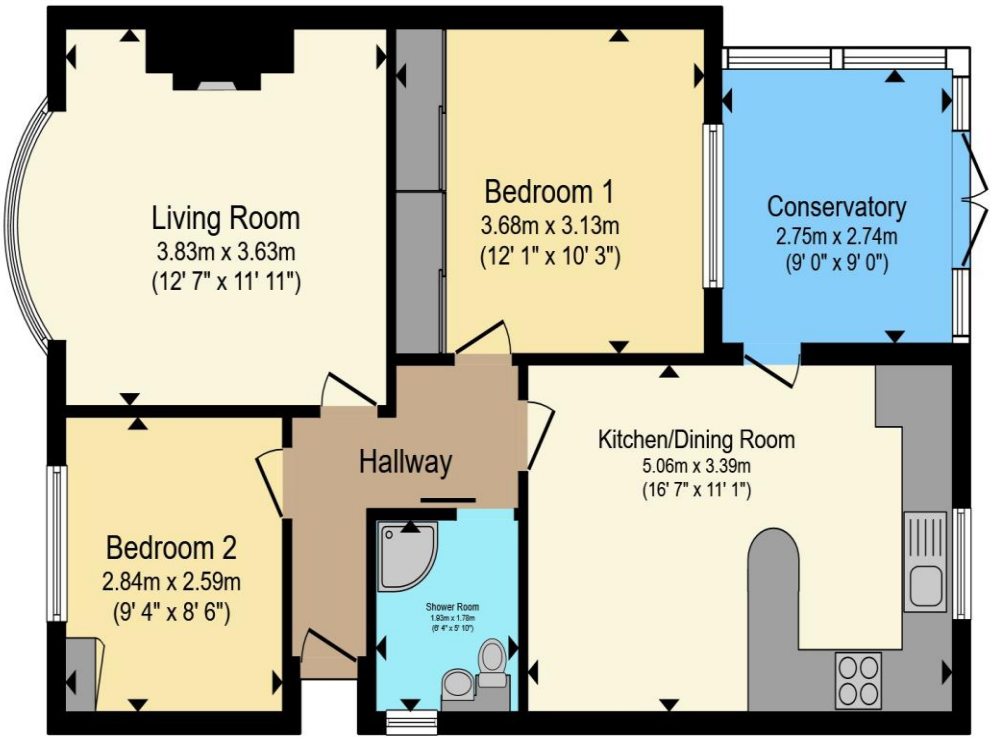












Ground Floor

Total floor area 68.6 m² (739 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

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To view this property please contact Paul Dubberley on

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73 Great Bridge
TIPTON DY4 7HF

Property Ref: PTI105405 - 0004

Tenure:Freehold EPC Rating: D

Council Tax Band: B

view this property online PaulDubberley.co.uk/Property/PTI105405

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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