

for sale

£260,000 Freehold



## Oliver Crescent Bilston WV14 8UG

\*Paul Dubberley Estate Agents present this three-bedroom semi-detached home offering driveway parking, spacious lounge, open plan kitchen/dining room, utility and ground floor shower room. Close to transport links, amenities and local schools.\*



# Property Details

## Entrance Porch

UPVC front door to hallway

## Hallway

Double glazed window to side aspect; Central heated radiator; Storage cupboard; Stairs to first floor

## Lounge 13' 9" x 13' 1" ( 4.19m x 3.99m )

Double glazed bay window to front aspect; Central heated radiator

## Kitchen 23' 6" max x 12' 2" max ( 7.16m max x 3.71m max )

Double glazed window to rear aspect; Wall and base units; Integrated oven; Worktop mounted hob; Space for appliances; Space for dining table; Patio doors to rear garden; Central heated radiator

## Utility Room 9' 10" x 4' 3" ( 3.00m x 1.30m )

Double glazed window to side aspect; Space for appliances; Central heated radiator

## Ground Floor Shower Room 8' 2" x 4' 7" ( 2.49m x 1.40m )

Double glazed window to rear aspect; Central heated radiator; Walk in shower; Toilet; Basin

## Landing

Double glazed window to side aspect; Loft access; Doors to bedrooms and bathroom

## Bedroom One 13' 1" x 10' 2" ( 3.99m x 3.10m )

Double glazed window to front aspect; Central heated radiator; Fitted wardrobes

## Bedroom Two 13' 1" x 10' 2" ( 3.99m x 3.10m )

Double glazed window to rear aspect; Central heated radiator; Storage area; Fitted wardrobes

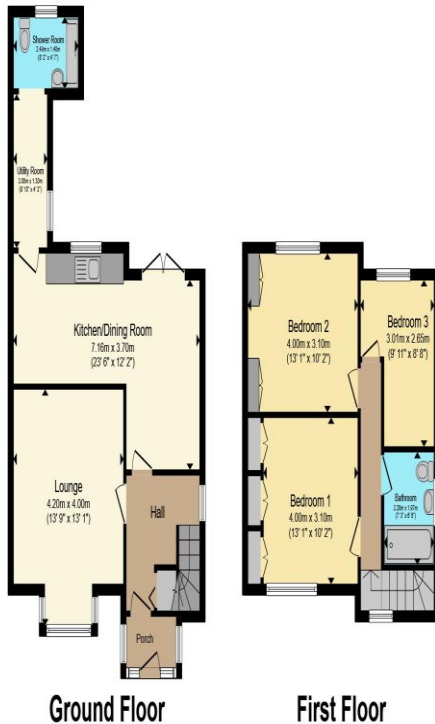
## Bedroom Three 9' 11" x 8' 8" ( 3.02m x 2.64m )

Double glazed window to rear aspect; Central heated radiator

## Bathroom 7' 3" x 6' 6" ( 2.21m x 1.98m )

Double glazed window to side aspect; Shower over bath; Toilet; Basin; Partially tiled; Extractor fan; Central heated radiator

## Exterior



Total floor area 103.5 m<sup>2</sup> (1,114 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](http://www.propertybox.io)



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Property Ref: PBI104960 - 0003

Tenure:Freehold EPC Rating: C

Council Tax Band: B

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