

for sale

£240,000



## Jays Avenue Tipton DY4 8UZ

**\*\* A WELL MAINTAINED END OF TERRACE HOME SET IN TIPTON BENEFITING FROM NO UPWARD CHAIN\*\*** Briefly comprising Lounge, extended kitchen with dining area, conservatory, three bedrooms, bathroom and rear garden.

# Jays Avenue Tipton DY4 8UZ

## Entrance Hall

Double glazed door to the front, double glazed window to the front, stairs to first floor accommodation, understairs storage cupboard, central heating radiator.

## Lounge / Dining Room

21' 5" x 12' 7" ( 6.53m x 3.84m )

Double glazed window to the front, central heating radiator.

## Reception Room

10' 6" x 8' 6" ( 3.20m x 2.59m )

Wall & base units with work surfaces over, central heating radiator.

## Kitchen

8' 6" x 7' 3" ( 2.59m x 2.21m )

A fitted kitchen to include wall and base units with work surfaces over, porcelain sink & drainer unit with mixer tap over, electric oven & electric hob with cooker hood over, double glazed window to the rear, archway to conservatory.

## Conservatory

10' 2" x 6' 7" ( 3.10m x 2.01m )

Double glazed french doors to the rear leading to garden, double glazed window to the rear & side.



## First Floor

### Landing

### Bedroom One

12' 2" x 9' 2" ( 3.71m x 2.79m )

Double glazed window to the rear, built-in storage cupboards.

### Bedroom Two

12' x 11' 1" ( 3.66m x 3.38m )

Double glazed window to the front, central heating radiator.

### Bedroom Three

9' 6" x 8' 5" ( 2.90m x 2.57m )

Double glazed window to the front, central heating radiator.

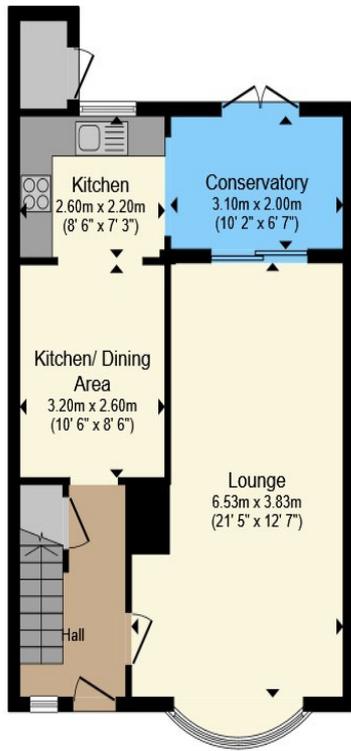
### Bathroom

Suite to comprise bath with shower attachment over, wash hand basin, low level w.c., extractor fan, radiator, double glazed window to the rear.

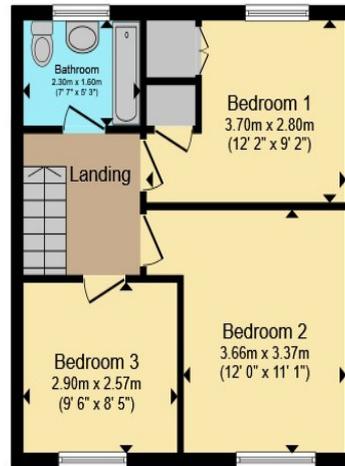
## Outside

To the front of the property slabbed driveway giving off road parking, lawned area. Rear garden having slabbed paved patio area with gravel detail & lawned area, brick built store, side access to front.





**Ground Floor**



**First Floor**

Total floor area 93.4 m<sup>2</sup> (1,005 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

**T 01384 214 770**  
**E [dudley@connells.co.uk](mailto:dudley@connells.co.uk)**

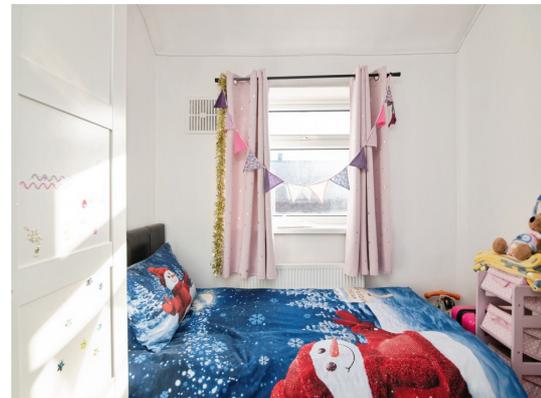
4 & 5 Stone Street  
 DUDLEY DY1 1NS

Property Ref: DUD314456 - 0004

Tenure:Freehold EPC Rating: D

Council Tax Band: A

**view this property online [connells.co.uk/Property/DUD314456](http://connells.co.uk/Property/DUD314456)**



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](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)