

for sale

offers in the region of

**£190,000**



**Meadow Walk Cradley Heath B64 7EG**

Perfect for first time buyers, this three bedroom terraced home is in a convenient location close to Cradley Heath train station and benefits from well presented and versatile accommodation throughout. Briefly comprising: entrance hall, lounge, kitchen, downstairs W.C, three bedrooms, family bathroom, pleasant rear garden. Viewing is highly recommended to appreciate the accommodation on offer.

# Meadow Walk Cradley Heath B64 7EG

## Approach

The property has a good sized frontage with path leading to shared side access to rear and front door opening to entrance hall.

## Entrance Hall

Stairs up to first floor accommodation, central heating radiator, door to:

## Lounge

12' 9" x 13' 4" max ( 3.89m x 4.06m max )

Wood effect flooring, central heating radiator, electric fireplace, storage cupboard with window to side elevation, door to kitchen.

## Kitchen

8' 5" max x 13' 3" max ( 2.57m max x 4.04m max )

Fitted with a range of wall and base units with work surfaces over, sink and drainer, integrated oven, electric hob, cooker hood over, space and plumbing for appliances, part tiled walls, storage cupboard with space for appliances, central heating radiator, double glazed window to rear elevation, door to rear hall.

## Rear Hall

Wood effect flooring, door to rear garden, door to W.C.

## Downstairs W.C

Low level W.C, wash hand basin, part tiled walls, tiled flooring, double glazed window to rear elevation.

## Landing

Loft hatch, doors leading to:

## Bedroom One

8' 10" x 11' 2" max ( 2.69m x 3.40m max )

Central heating radiator, fitted wardrobes, double glazed window to rear elevation, fitted blinds.

## Bedroom Two

10' 1" x 10' 4" max ( 3.07m x 3.15m max )

Central heating radiator, double glazed window to front elevation, fitted blinds.



## Bedroom Three

8' 4" max x 9' 1" ( 2.54m max x 2.77m )

Central heating radiator, storage cupboard, double glazed window to rear elevation.

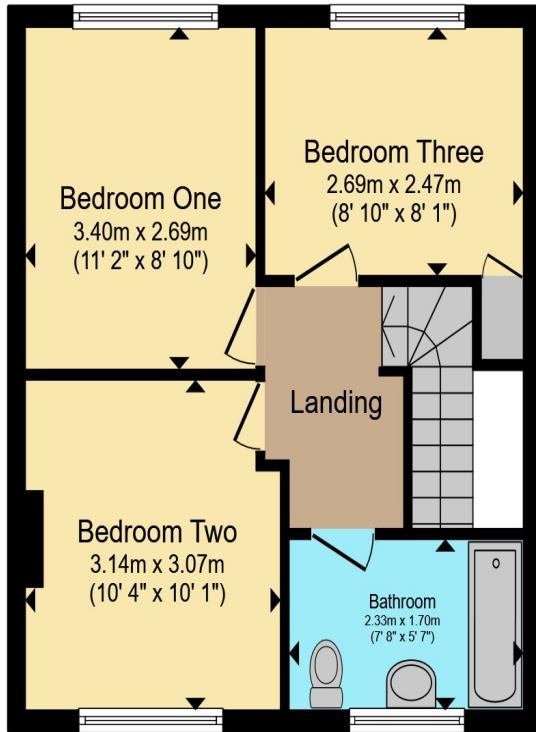
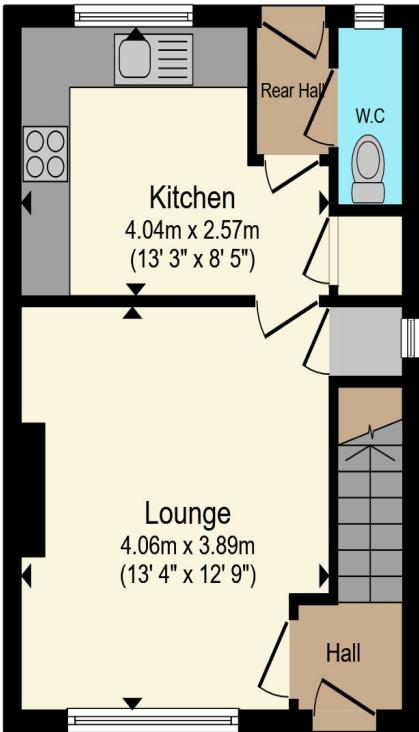
## Family Bathroom

Tiled flooring, low level W.C, pedestal wash hand basin, bath with shower over, storage cupboard, part tiled walls, central heating radiator, double glazed obscured window to front elevation, fitted blinds.

## Pleasant Rear Garden

A pleasant fence enclosed rear garden with decked area, lawn beyond with path down the middle to wood shed, there is shared gated side access to the front of the property.





Total floor area 73.3 m<sup>2</sup> (789 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: HSW316329 - 0002

Tenure:Freehold EPC Rating: Awaited

Council Tax Band: A

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