



**Connells**

Wyndmill Crescent  
West Bromwich



## Property Description

This traditional detached bungalow offers the perfect opportunity for you next move! Set in a sought after location just off Hollyhedge Road this one will not be available for long. The property benefits from being within walking distance to major bus links and easy access to the Newton Road to Great Barr. The new square shopping centre offers an array of shops and amenities along with being close to the Sandwell & General Hospital.

The property comprises of a large spacious entrance hall, access to three double bedrooms, modern fitted kitchen diner with some appliances, modern fitted bathroom suite, integral garage for storage, large loft space and a tiered rear garden perfect for plants and shrubs.

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## Approach

The property is approached via drop curb giving access to the large driveway with access to the garage and entrance hall.

## Entrance Hall

Access from the side of the property, doors then leading to all three bedrooms, lounge, kitchen diner, bathroom and the loft.

## Lounge

15' 8" x 13' 1" ( 4.78m x 3.99m )

With a double glazed door and window to the rear, radiator tv and tel points.

## Kitchen Diner

15' 3" max x 12' 8" max ( 4.65m max x 3.86m max )

A modern fitted kitchen diner with a range of wall and base units with some integrated appliances, stylish design and splashback, double glazed window to the side and a radiator.

## Bedroom One

13' 1" x 9' 10" ( 3.99m x 3.00m )

With a double glazed window to the rear and a radiator.

## Bedroom Two

13' 1" x 8' 3" ( 3.99m x 2.51m )

With a double glazed window to the front and a radiator.

## Bedroom Three

12' 5" x 8' 6" ( 3.78m x 2.59m )

With a double glazed window to the front and a radiator.

## Bathroom

A modern fitted bathroom suite to comprise a corner bathtub with a shower fitting, low level W.C, wash hand basin, double glazed window to the side and a radiator.

## Garage

17' 7" x 8' 9" ( 5.36m x 2.67m )

With an up and over door, power and lights.

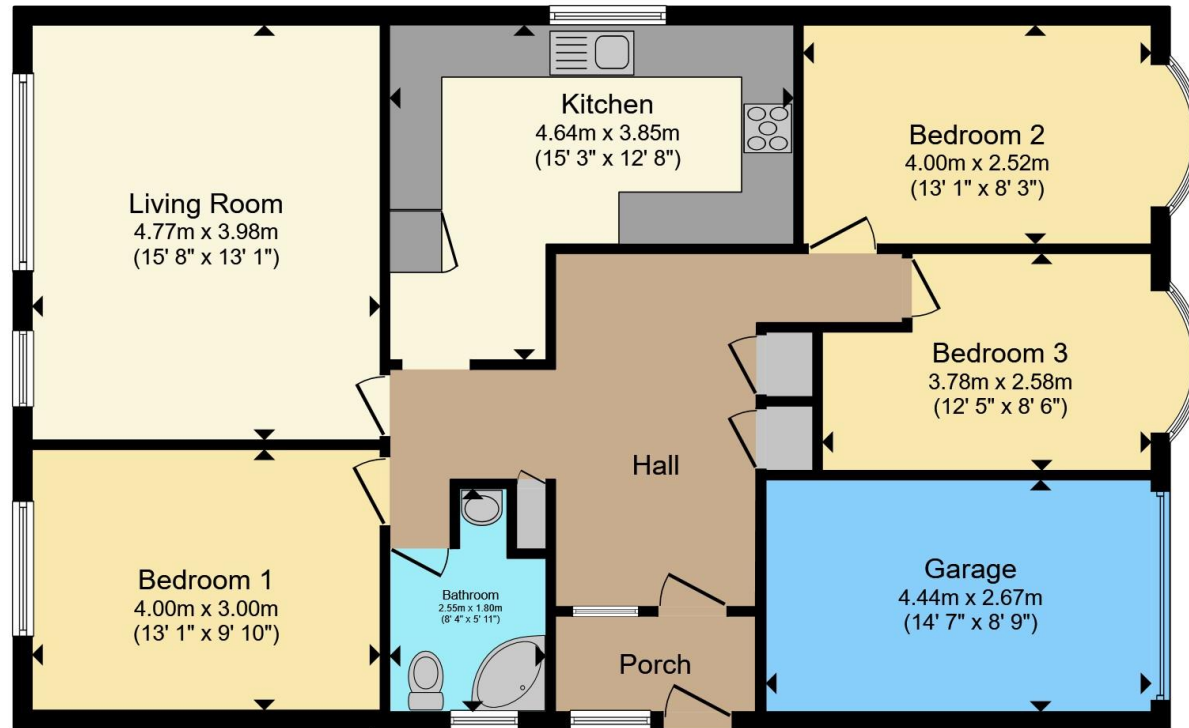
## Rear Garden

A large family sized rear garden with lots of space for plants and shrubs.









Total floor area 102.5 m<sup>2</sup> (1,103 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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EPC Rating: D Council Tax  
 Band: D

Tenure: Freehold

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