

for sale  
**£240,000** Freehold

**Paul  
Dubberley**



Hope Street West Bromwich B70 6PL



# Hope Street West Bromwich B70 6PL



## Property Description

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## Entrance Hall

Having a double glazed door to the front elevation, stairs to the first floor, central heating radiator and doors to.

## Dining Room

Having a double glazed window to the rear elevation, wall lights, gas fire, telephone point, TV point and central heating radiator.

## Lounge

Having a double glazed bay window to the front elevation, electric fire, Tv point and telephone point.

## Kitchen

Having a double glazed window to the side elevation, fitted kitchen with a range of wall and base units, with worksurfaces over, one and half bowl sink and drainer, tiling to splash prone areas, gas cooker point, plumbing for washing machine and central heating radiator.

## Landing

Having stairs from the entrance hall, storage cupboard loft access and doors to.

## Bedroom One

Having a double glazed window to the rear elevation, built in wardrobes, gas fireplace, and central heating radiator.

## Bedroom Two

Having a double glazed window to the front elevation, built in wardrobes and central heating radiator.

## Bedroom Three

Having a double glazed window to the rear elevation and central heating radiator.

## Bedroom Four

Having a double glazed window to the front elevation and central heating radiator.

## Bathroom

Having a double glazed window to the side elevation, bath, wash hand basin, central heating radiator and central heating boiler.

## Separate WC

Having a double glazed window to the side elevation, part tiled, low level WC and wash hand basin.

## Agent Note

Agents Note: The sale of this property is subject to receipt of Grant of Probate. Please obtain an update from the branch with regards to the potential timeframes involved.



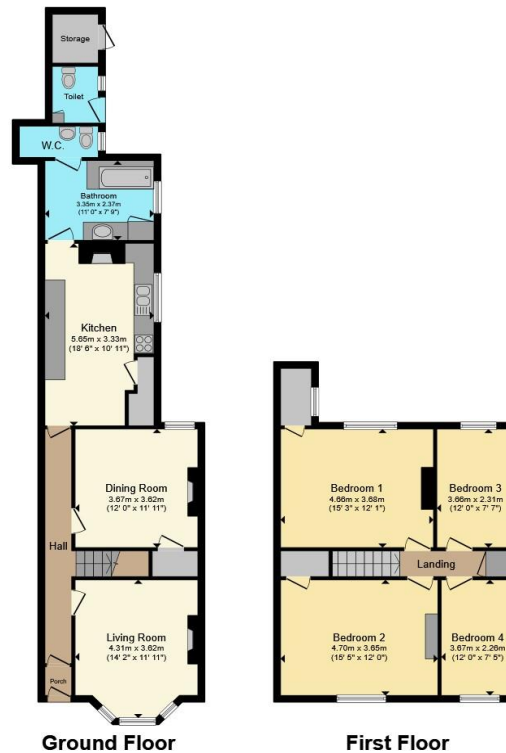












Total floor area 132.4 m<sup>2</sup> (1,426 sq.ft.) approx

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)

**Paul  
Dubberley**

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EPC Rating: D Council Tax  
Band: B

**view this property online [PaulDubberley.co.uk/Property/PWB104937](http://PaulDubberley.co.uk/Property/PWB104937)**

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.

Paul Dubberley is a trading name of Connells Residential which 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.

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