

for sale

offers in the region of

£90,000 Leasehold



Heantun Mill Court Willingsworth Road Wednesbury WS10 7JU

****ONE BEDROOM FIRST FLOOR FLAT****

Located in a popular area of Wednesbury, located close to local amenities and transport links. Comprises of: Lounge, kitchen, bedroom and bathroom. We recommend internal viewings to appreciate the accommodation we have on offer.



Property Details

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.

Entrance Hall

Intercom.

Storage Room

Space for storage.

Lounge 16' 5" x 10' 3" (5.00m x 3.12m)

Side aspect window, radiator and laminate flooring.

Kitchen 7' 8" x 8' 4" (2.34m x 2.54m)

Sink and drainer, rear aspect window, wall and base units, space for appliances and boiler.

Bedroom One 10' 6" x 9' 8" (3.20m x 2.95m)

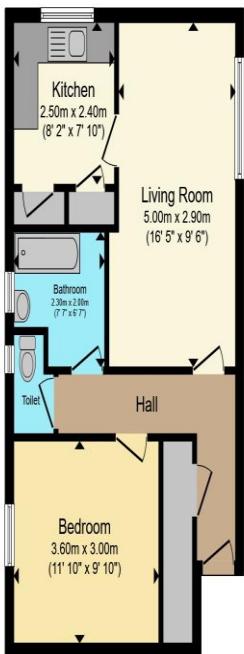
Bathroom

Side aspect window, wash hand basin, bath, part tiled walls and radiator.

W/C

w/c and side aspect window.





Total floor area 49.3 m² (531 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 Paul Dubberley on

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**97 Walsall Street
 WEDNESBURY WS10 9BY**

Property Ref: PWE104232 - 0004

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of 125 years from 24 Jun 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold fees.

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 approximate. It is the buyers interest to check the measurements before committing to an offer. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is 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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