



Connells

Burrs Drive
Wednesbury



Property Description

Connells Estate Agents are pleased to market for sale this two bedroom ground floor apartment sitting on a popular development close to Wednesbury town centre, offered with no upward chain.

The property consists of having two spacious double bedrooms, with the master benefiting from an ensuite with walk in shower. A fully fitted bathroom having a bath with shower over, a generously sized living area with the potential to have space for dining, and a fully fitted kitchen with plumbing for a washing machine.

Outside, the property benefits from having an allocated parking space, with visitor parking available.

Hallway

Having a front entrance door, tele-com to the communal entrance, vinyl flooring, ceiling light point, electric radiator and doors leading to the bedrooms, bathroom and living area.

Lounge

Being open plan to the kitchen and having four double glazed windows, laminate flooring, ceiling light point and an electric radiator.

Kitchen

Being a fully fitted kitchen with a range of wall, base and drawer units with laminate worktops over. Having a double glazed window, vinyl flooring, tiled splash backs, plumbing for a washing machine, space for appliances, a one and a half bowl sink with drainer, a ceiling light point and an integrated electric oven with electric hob and cooker hood over.

Bedroom One

Having a double glazed window, carpeted flooring, ceiling light point, electric radiator and door leading to the ensuite.

Ensuite

Having a shower cubicle, part tiled walls, vinyl flooring, WC, wash hand basin, ceiling light point and an electric radiator.

Bedroom Two

Having three double glazed windows, carpeted flooring, ceiling light point and an electric radiator.

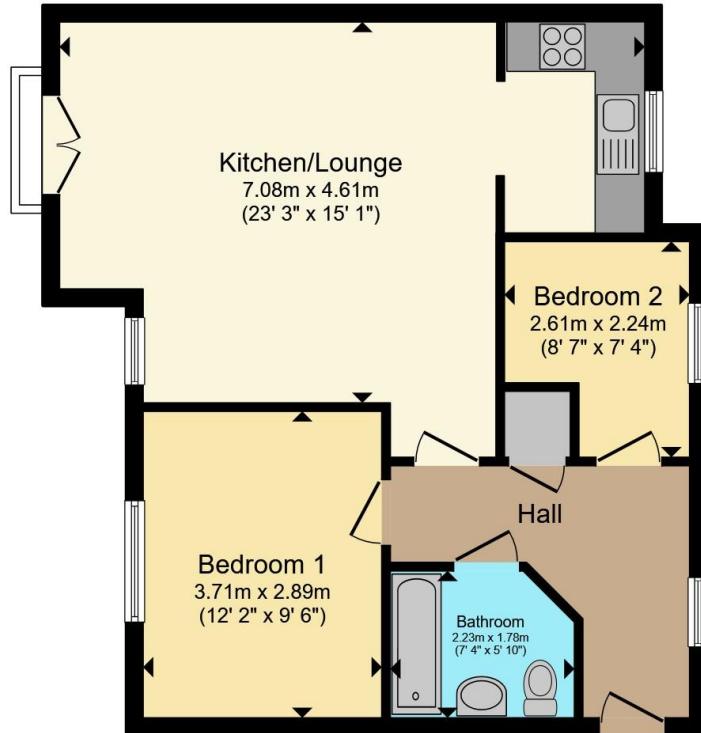
Bathroom

Having a bath with shower over, vinyl flooring, part tiled walls, ceiling light point, electric radiator, WC and a wash hand basin.

Outside

Having an allocated parking space with visitor parking available, and a communal entrance door.





Total floor area 57.5 m² (619 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

Connells



To view this property please contact Connells on

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22 Springhead
 WEDNESBURY WS10 9AD

EPC Rating: C
 Council Tax
 Band: A

Service Charge:
 1164.00

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/WED311835

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Aug 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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.

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