

Connells

Summit Place
Lower Gornal Dudley

Summit Place
Lower Gornal Dudley DY3 2TQ

for sale
£210,000







Property Description

This well-maintained home occupies a desirable position in a quiet cul-de-sac in Lower Gornal. Offered with no onward chain, it is ideal for first-time buyers and those looking to downsize. The property features two bedrooms and a fitted kitchen, with Gornal Village, local shops, local schools, amenities, supermarkets, excellent bus links, and Himley Hall and Park all within easy reach.

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identify and anti-money laundering checks.

Ground Floor

Lounge

Double glazed bow window to front elevation, double glazed door to side elevation, central heating radiator, gas fire with feature surround, stairs to first floor accommodation.

Kitchen

A fitted kitchen to include a range of wall and base units with work surfaces over, tiling to splashback, sink and drainer unit with mixer tap over, electric oven with electric hob and extractor hood over, plumbing for washing machine, space for domestic appliances, wall mounted central heating boiler, double glazed window to rear elevation, double glazed door to rear elevation leading to garden, central heating radiator.

First Floor

Landing

Double glazed window to side elevation, loft access, central heating radiator.

Bedroom One

Double glazed window to front elevation, central heating radiator, fitted wardrobes.

Bedroom Two

Double glazed window to rear elevation, central heating radiator.

Bathroom

Suite to comprise bath with taps and shower attachment over, low level WC, wash hand basin, tiling, central heating radiator, tiling, double glazed window to rear elevation.

Outside

To the front allocated parking with visitor spaces, gravel detail and paved path approach to side access.

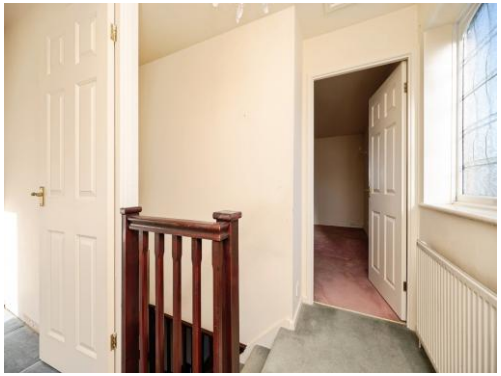
Rear garden having paved patio area step approach to lawn area with gravel detail, storage shed and outside tap.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







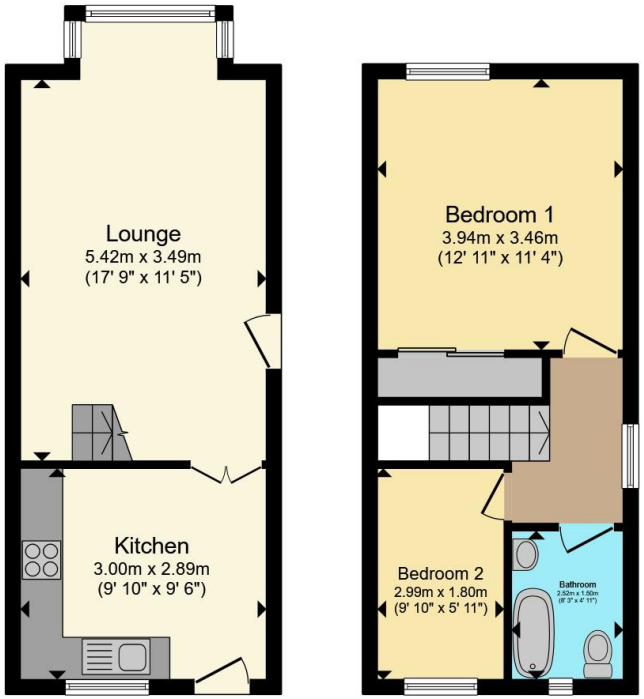












Ground Floor **First Floor**

Total floor area 61.1 m² (658 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

T 01384 214 770
E dudley@connells.co.uk

4 & 5 Stone Street
DUDLEY DY1 1NS

EPC Rating: C

Council Tax Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/DUD315038

The Property Ombudsman

tsi APPROVED CODE TRADINGSTANDARDS.GOV.UK

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 Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.