

for sale

offers over **£400,000** Freehold



Brookfield Way Tipton DY4 0NE

BEAUTIFULLY PRESENTED DETACHED FAMILY HOME in a POPULAR LOCATION, close to LOCAL AMENITIES. Having Lounge, STUNNING KITCHEN/LIVING AREA with Bi Fold Doors to Garden, Utility, 4 bedrooms, Family Bathroom, En Suite Shower Room, Large Driveway, GARAGE/WORKSHOP, Garden with SUMMERHOUSE.

Brookfield Way Tipton DY4 0NE

Porch

Entrance Hall

With Stairs to First Floor

Lounge

14' 2" x 7' 9" (4.32m x 2.36m)

Living /Kitchen Area

14' 2" max x 7' 9" max (4.32m max x 2.36m max)

Having Skylight to Roof and Bi Fold Doors to rear garden

Utility Room

6' 9" x 6' 2" (2.06m x 1.88m)

Guest Cloakroom

On The First Floor

Landing

Bedroom One

10' 1" x 13' 2" (3.07m x 4.01m)

Having Fitted Wardrobes

En Suite Shower Room

Having Double Shower Cubicle

Bedroom Two

10' 1" x 13' 2" (3.07m x 4.01m)

Bedroom Three

10' 4" x 7' 2" (3.15m x 2.18m)

Having Fitted Wardrobes

Bedroom Four

7' 8" x 6' 6" (2.34m x 1.98m)

Family Bathroom

Having Freestanding bath & Double walk in Shower



Outside

To Front

Large Block Paved Driveway

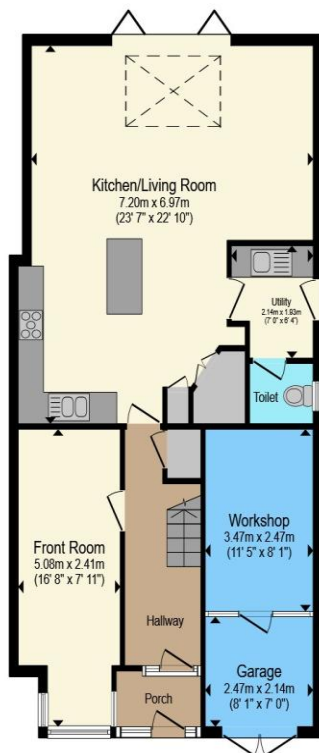
Garage/Workshop

To Rear

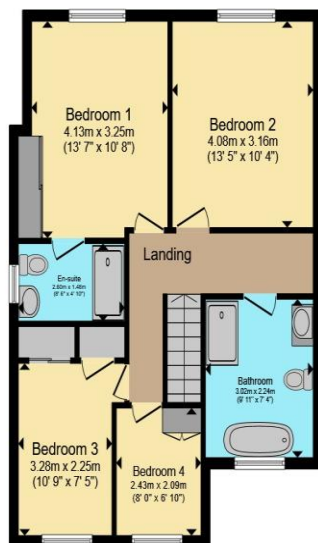
Rear Garden

Having Patio Area, Shed and Wooden Summer House

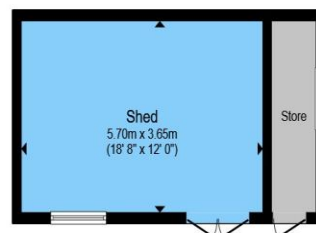




Ground Floor



First Floor



Outbuilding

Total floor area 177.0 m² (1,905 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

T 0121 522 3733
E greatbridge@pauldubberley.co.uk

73 Great Bridge
 TIPTON DY4 7HF

Property Ref: PTI105191 - 0003

Tenure: Freehold EPC Rating: C

Council Tax Band: D

view this property online PaulDubberley.co.uk/Property/PTI105191



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.

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