



**Connells**

Barston Road  
Oldbury



## Property Description

This stylish and modern three-bedroom semi-detached home is an ideal choice for families or professionals. Finished to a high standard throughout, the property offers a bright and airy living environment designed for both comfort and practicality.

The property is presented in "move-in ready" condition with modern flooring and neutral décor throughout.

### Lounge

10' 3" x 10' plus bay ( 3.12m x 3.05m plus bay )

Double glazed bay window to front.

### Dining Room

11' x 9' 11" Into recess ( 3.35m x 3.02m Into recess )

Double glazed patio doors to the rear and wall mounted radiator.

### W.C

Wash hand basin, low level WC, towel rail and wall mounted radiator.

### Kitchen

Wall and base units, sink/drainer integrated into work surface, integrated hob, oven & microwave. Double glazed window and door to the rear and wall mounted radiator.

### Landing

Loft access (insulated throughout) double glazed window to side and doors leading to various rooms:

### Bedroom One

10' 2" x 10' 8" plus recess ( 3.10m x 3.25m plus recess )

Double glazed bay window to front and wall mounted radiator.

### Bedroom Two

11' x 9' 3" ( 3.35m x 2.82m )

Double glazed window to rear, fitted wardrobes and wall mounted radiator.

### Bedroom Three

8' x 6' 4" ( 2.44m x 1.93m )

Double glazed window to rear, GCH boiler and wall mounted radiator.

### Bathroom

Bath with shower over, wash hand basin, low level WC, double glazed windows and towel rail.

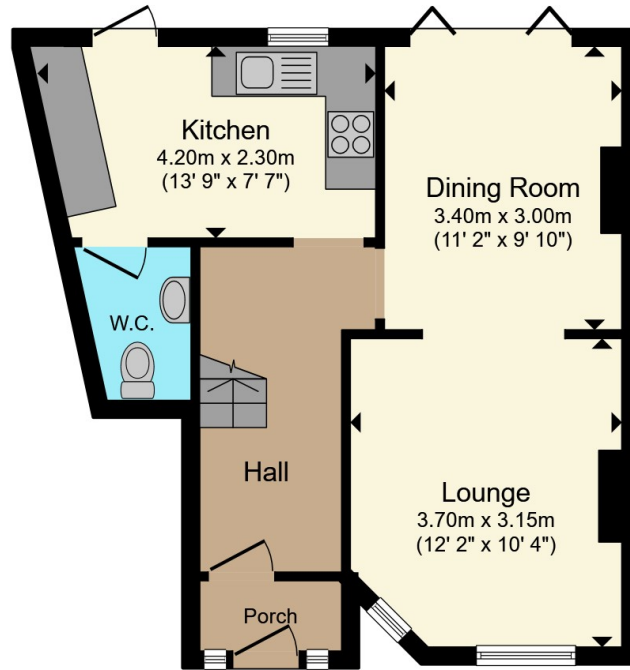
### Rear Garden

Decking to the front with a further lawn area and fence boundaries.

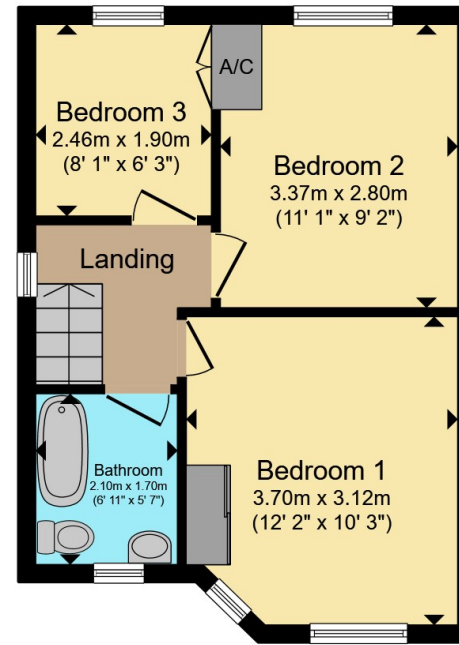








**Ground Floor**



**First Floor**

Total floor area 77.2 m<sup>2</sup> (831 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



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EPC Rating: D Council Tax  
Band: B

Tenure: Freehold

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