

For Sale

offers in the region of **£170,000**



Clyde Street CRADLEY HEATH B64 6DQ

A traditional two-bedroom home in a popular and convenient location close to Bearmore Park offered for sale with NO UPWARD CHAIN. Contact Connells Halesowen to arrange a viewing

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Dining Room

Double glazed window to front elevation, fireplace, central heating radiator, door to cellar

Lounge

Double glazed window to rear elevation, central heating radiator, wood effect flooring, door to stairs and door to inner lobby

Inner Lobby

Double glazed door opening to the rear garden, door to kitchen

Kitchen

Fitted with a range of units, work surfaces and sink and drainer, integrated oven with hob and extractor over, spotlights to ceiling, central heating boiler, double glazed window to side elevation, tiled flooring, central heating radiator and door to utility area

Utility Area

Plumbing for washing machine, space for appliances and door to bathroom

Bathroom

Comprising: bath with shower over, sink, low level w.c, central heating radiator, double glazed obscured window to rear elevation

First Floor Landing

Doors opening to:

Bedroom One

Double glazed window to front elevation, central heating radiator, door to storage cupboard with access to loft space

Bedroom Two

Double glazed window to rear elevation, central heating radiator

Rear Garden

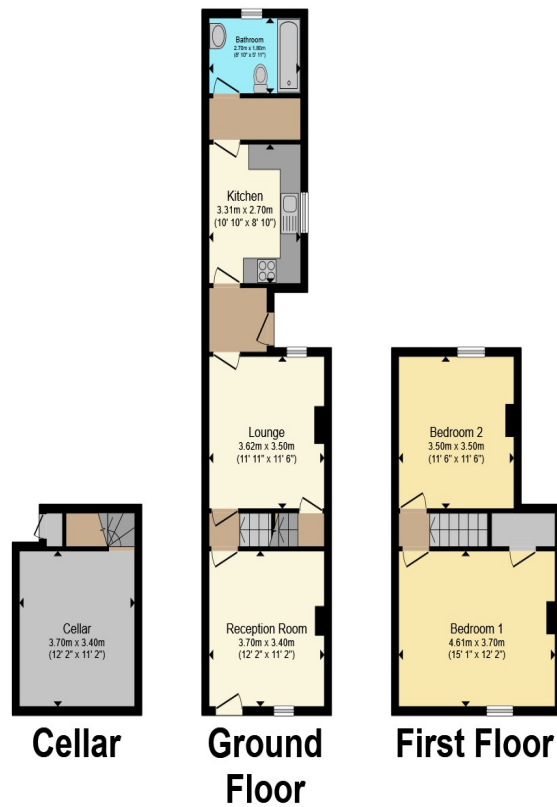
A low maintenance rear garden, outside tap and gate to shared front access



Aml

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





Total floor area 97.1 m² (1,045 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 0121 550 6465
E halesowen@connells.co.uk

10 Hagley Road
HALESOWEN B63 4RG

Property Ref: HSW315459 - 0001

Tenure: Freehold EPC Rating: D

Council Tax Band: A

view this property online
connells.co.uk/Property/HSW315459



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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