



Connells

West Bromwich Road
Walsall



Property Description

Fantastic opportunity for an investor or first time buyer on this well presented three bedroom mid-terrace family home. The property is conveniently positioned for local amenities and in brief comprises of lounge, kitchen, bathroom and rear garden.

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

Access Via

A front door opening into:

Lounge

22' 2" x 11' 6" (6.76m x 3.51m)

Having a double glazed window to the front, double glazed french doors to rear garden, meter cupboard and two radiators.

Inner Hall

Having stairs rising to first floor and door to:

Kitchen

6' 4" x 12' 8" (1.93m x 3.86m)

Having a double glazed window to the side and rear, fitted kitchen with wall and base units and work tops over, stainless steel sink and drainer, integrated oven and hob with cooker hood over, boiler, plumbing for washing machine, double glazed door to rear

garden and door to:

Bathroom

Having a double glazed window to the side and rear, bath, low level w.c, wash hand basin, complementary tiling and radiator.

First Floor

Landing

Having a double glazed window to the side, loft access, radiator and doors to:

Bedroom One

12' 6" x 10' 6" (3.81m x 3.20m)

Having a double glazed window to the front and period style radiator.

Bedroom Two

11' 2" x 9' 2" (3.40m x 2.79m)

Having a double glazed window to the rear and radiator.

Bedroom Three

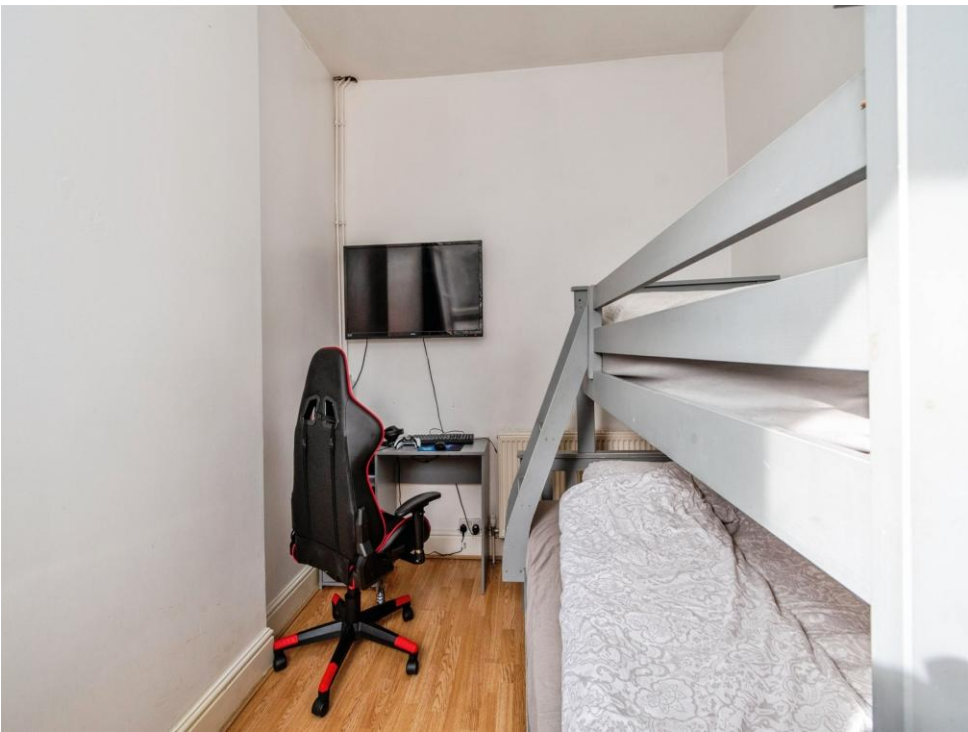
6' 7" x 9' 10" (2.01m x 3.00m)

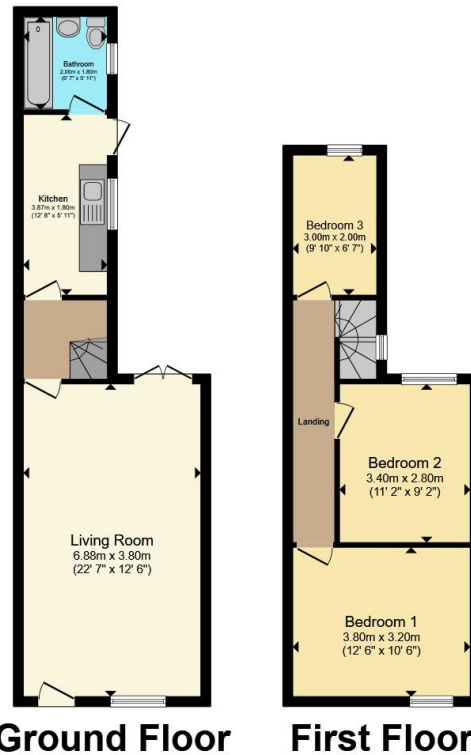
Having a double glazed window to the rear and radiator.

Outside

To the rear of the property is a slabbed patio, timber shed, outdoor tap and panel fencing.







Total floor area 73.9 m² (796 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 Connells on

T 01922 721 000
E walsall@connells.co.uk

57-59 Bridge Street
WALSALL WS1 1JQ

EPC Rating: D Council Tax
Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/WSL318611



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.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WSL318611 - 0004