

for sale

£190,000 Freehold



Cotterills Road Tipton DY4 0JZ

**WELL PRESENTED MID TERRACED FAMILY HOME, IDEAL FIRST TIME PURCHASE & CLOSE TO LOCAL AMENITIES with NO ONWARD CHAIN !
2 Bedrooms, Lounge, Conservatory, Fitted Kitchen, Driveway, Rear Garden,
VIEWING HIGHLY RECOMMENDED !**

Cotterills Road Tipton DY4 0JZ

Entrance Hall

Having stairs to first floor

Lounge

14' x 11' 8" (4.27m x 3.56m)

Having double doors to Conservatory

Fitted Kitchen

14' 1" max x 7' 10" max (4.29m max x 2.39m max)

Conservatory

10' 8" x 7' 9" (3.25m x 2.36m)

Having door to rear garden

On The First Floor

Landing

Bedroom One

13' 11" max x 10' 11" max (4.24m max x 3.33m max)

Bedroom Two

11' 10" max x 8' 9" max (3.61m max x 2.67m max)

Family Bathroom

To Front

Large Block Paved Driveway

To Rear

Garden

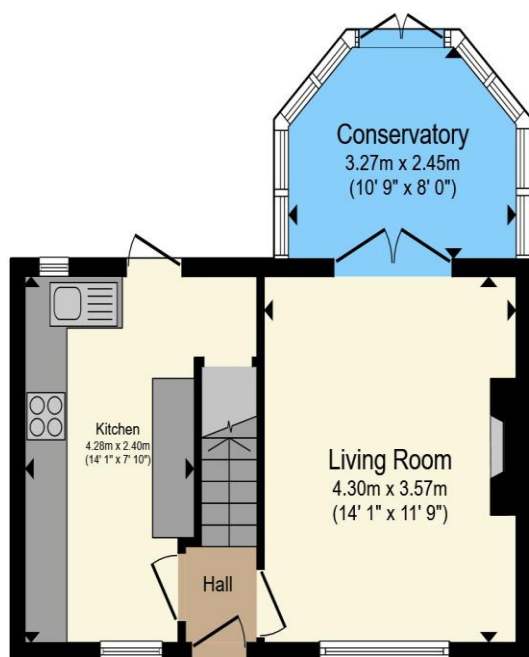
having Lawn and gravel areas

Agents Note

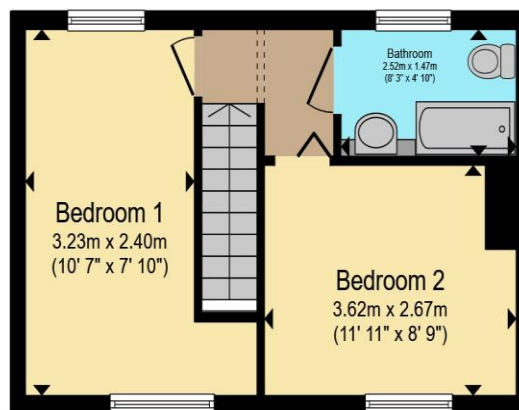
There is a easement on the title, please enquire with the branch - private right of way via neighbours garden







Ground Floor



First Floor

Total floor area 67.6 m² (728 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

**Paul
Dubberley**

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: PTI105184 - 0003

Tenure: Freehold EPC Rating: D

Council Tax Band: A

view this property online PaulDubberley.co.uk/Property/PTI105184



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.

Paul Dubberley is a trading name of Connells Residential which 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.pauldubberley.co.uk | www.rightmove.co.uk | www.zoopla.co.uk