

SKITTS

ESTATE AGENTS



**Broadmeadow Green,
Bilston, WV14 6EG**

£139,500

01902 353 578

We Value Your Home

A WELL PRESENTED MID TERRACED HOME WITH THREE BEDROOMS IN THE EVER POPULAR STOWLAWN AREA!



This spacious family property benefits from central heating, double glazing and must be seen to be appreciated.

To the ground floor the property briefly comprises: entrance hall, kitchen/diner, living room, utility room, outside store areas and rear garden.

To the first floor, there are three bedrooms and a modern bathroom.

CALL SKITTS ESTATE AGENTS FOR YOUR APPOINTMENT TO VIEW!

This property is situated close to local schools, shops and transport links!

Entrance Hall Having central heating radiator, under stairs storage cupboard and stairs off.

Living Room 11' 1" x 10' 9" (3.38m x 3.27m) Having central heating radiator and double glazed window.

Kitchen/Diner 14' 6" x 9' 4" (4.42m x 2.84m) Having inset stainless steel type sink top with fitted base units and decorative laminate work tops. Range of fitted wall cupboards, seating area, wall mounted combination boiler, central heating radiator and two double glazed windows.

Utility 10' 1" x 5' 9" (3.07m x 1.75m) Having plumbing for washing machine, double glazed window and double glazed door to rear garden.

Landing Having two storage cupboards, double glazed window and hatch to loft space.

Bedroom One 14' 6" x 10' 3" (4.42m x 3.12m) Having two double glazed windows and central heating radiator.

Bedroom Two 13' 0" x 10' 2" (3.96m x 3.10m) Having central heating radiator and double glazed window.

Bedroom Three 10' 9" x 6' 4" (3.27m x 1.93m) Having central heating radiator and double glazed window.

Bathroom 8' 1" max x 6' 5" max (2.46m max x 1.95m max) Having white suite comprising: panelled bath with shower fitting, wash hand basin built into vanity unit and low flush WC. Ceramic wall and floor tiling, central heating radiator and double glazed window.

Rear Garden Enclosed and private from neighbouring properties, paved patio area, neat lawn area, pedestrian tunnel entry and three store rooms.





TENURE: Freehold. References to the Tenure of this property are based upon information supplied by the seller. The Agents has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor.

FIXTURES & FITTINGS: All fixtures and fittings other than those mentioned within these particulars are expressly excluded, although agreement on certain items may be reached separately with the vendor.

PROPERTY MISDESCRIPTION ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services so cannot verify that they are connected, in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.

NOTICE These particulars, although believed to be correct, do not constitute any part of an offer or contract. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness each of the statements contained in these particulars. All measurements are approximate and for illustrative purposes only. Photographs are produced for general information and it must not be inferred that any item shown is included in the sale.



DISCLOSURE As a professional Estate Agency our clients employ us to look after their best interests. This includes providing them with full details of offers made to purchase their property. To ensure our obligations to our clients are met we need to check the status of all potential purchasers. If you make an offer on this property we will ask a member of Mortgage Brothers Ltd to contact you to verify your status. They are a leading firm of Independent Financial Advisers and Mortgage Brokers. Should they transact any business resulting from our introduction then we may receive a commission.

Mortgage Brothers Ltd are authorised and regulated by the Financial Conduct Authority (FCA). Not all mortgages are regulated by the FCA. **Your home may be repossessed if you do not keep up repayments on your mortgage or other loans secured on it.**

If you require a legal advisor to handle your purchase we can refer you to our preferred panel of Solicitors. In such cases a commission of no more than £240 inc VAT for each referral may be received from that panel firm.





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DRAFT SALES PARTICULARS – NOT APPROVED BY VENDOR

PLEASE SIGN BELOW TO AGREE THAT THE DETAILS ARE ACCURATE TO THE BEST OF YOUR KNOWLEDGE

SIGNED :

DATE: