

FOR SALE

£150,000 Freehold



50 High Street, Brockmoor, Brierley Hill, West Midlands. DY5 3JB

- NO UPWARD CHAIN
- THREE BEDROOMS
- GAS CENTRAL HEATING
- DOUBLE GLAZED
- POTENTIAL INVESTMENT PROPERTY



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PROPERTY DESCRIPTION

A traditional three bedroom terrace on High Street Brockmoor, benefitting from being close to local schools, shops and main bus routes.

The property comprises of a main front room with feature fireplace and window to front elevation wall. This then leads onto a kitchen/diner fitted with a mix of wall and base units and window to end wall, beyond this is a conservatory style utility room looking out to the rear garden.

On the first floor there are three bedrooms, the main being a good size double with window to front. The next bedroom is also to the front and is a single. The third bedroom is a medium size with built in cupboard and window to the rear. Lastly we have the bathroom fitted with a white suite and electric shower over the bath.

There is a reasonable size rear garden which is mainly lawn. The property is double glazed and centrally heated. Viewing by appointment only with our office.

EPC - E COUNCIL TAX BAND - A



ROOM DESCRIPTIONS

LOUNGE

3.492m x 3.872m (11' 5" x 12' 8")

KITCHEN/DINER

3.578m x 3.872m (11' 9" x 12' 8")

UTILITY ROOM

3.643m x 1.525m (11' 11" x 5' 0")

BEDROOM ONE

3.215m x 3.507m (10' 7" x 11' 6")

BEDROOM TWO

3.599m x 2.284m (11' 10" x 7' 6")

BEDROOM THREE

3.505m x 1.501m (11' 6" x 4' 11")

BATHROOM

2.549m x 1.369m (8' 4" x 4' 6")

GENERAL

MONEY LAUNDERING

In order that we comply with Money Laundering Regulations, all prospective buyers are required to provide the following information: Photo ID (either a Driving Licence or Passport), Proof of Address and Proof of Funds. All must be provided in person so that Select can verify documents supplied.

TENURE

We are advised that the property is FREEHOLD. A buyer is advised to obtain confirmation from their Solicitor prior to completion of the sale.

SERVICES

We are advised that all main services are connected, however none have been tested and buyers are advised to obtain confirmation via their solicitors prior to completion of the sale.



