



Connells

Commonside
Pensnett Brierley Hill

Commonside Pensnett Brierley Hill DY5 4AJ

for sale
£180,000



Property Description

A GOOD SIZE SEMI DETACHED PROPERTY AVAILABLE WITH NO UPWARD CHAIN DELAY. DOUBLE GLAZING & GAS CENTRAL HEATING SYSTEM IN PLACE BUT IN NEED OF MODERNISATION. LARGE PLOT WITH AMPLE DRIVEWAY, GARAGE & ATTRACTIVE REAR GARDEN.- Commonside is situated in Pensnett with a David Lloyd Leisure centre just further up the road. Russells Hall hospital is very close by and there are excellent transport links to Dudley, Merry Hill shopping Centre, Stourbridge & Kingswinford. A particular feature is the Fens Pools where the Dudley Park Run takes place on Sundays. *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.*

To The Front

Driveway with lawn to side.

Entrance Hall

Double glazed front door and window to side elevation. Radiator, stairs off and doors to:

Lounge

Double glazed window to front elevation, radiator and fireplace.

Dining Kitchen

Double glazed window to rear elevation and door to conservatory. Radiator. A range of wall and base units. Work surfaces incorporating sink unit. Provision for domestic appliances. Dining Area.

Landing

Airing cupboard housing combination boiler and doors to;

Bedroom One

Double glazed window front elevation, radiator and fitted wardrobes.

Bedroom Two

Double glazed window rear elevation and radiator.

Bathroom

Radiator and loft access. Paneled bath with shower over and wash hand basin.

Separate Wc

Double glazed window to side elevation, wash hand basin and low flush wc.

Rear Garden

Fully enclosed rear garden with patio area leading to lawn with flower and shrub borders.





Total floor area 104.6 m² (1,125 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

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EPC Rating: Council Tax
 Awaited Band: B

view this property online connells.co.uk/Property/SBR313656

Tenure: Freehold



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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