



Pippin Avenue, Halesowen
Offers in Excess of £190,000

360° VIRTUAL TOUR

Features:

- No onward chain
- Three bedroom semi-detached house
- Lounge with bay
- Re-fitted modern kitchen
- Modern bathroom
- Beautifully landscaped rear garden
- Cobblestone printed driveway & two car garage
- EPC - C

Description:

An attractive and beautifully improved three bedroom semi detached property situated in a cul-de-sac location of Cradley, Halesowen. In brief the property consists of an entrance porch, lounge with coal effect gas fire, bay window, Karndean flooring, stairs leading the first floor landing and double doors opening into the refitted and contemporary kitchen/diner complete with recessed ceiling lighting, inset sink, integrated fridge/freezer, oven and gas hob. A sliding patio door leads from the dining area into the garden. The first-floor landing accommodates a storage cupboard, modern bathroom offering a bathtub with a plumb in mira shower, master bedroom with bespoke integrated wardrobe space and hardwood oak flooring, a double bedroom two and well sized bedroom three. The property further benefits from gas central heating and double glazing throughout with FENSA certification, cavity wall and loft insulation, regularly serviced boiler and flat roofs inspected yearly. Excellent potential is available to extend the property further over the garage with current owners having previous planning permissions. To the rear a stunning, south facing, landscaped multi-level garden, provides an initial patio area and decking with space for garden furniture, access door to the garage and built in brick barbecue, steps leading up to a well-maintained lawn and further steps leading to a graveled area to the rear with fenced boundaries. Situated in an ideal location offering nearby primary and secondary schooling local shops, parks, pubs and eateries. Merry hill shopping centre in within 1.5 miles offering an abundance of shops and amenities along with ease off access to a variety of bus and major road links into local areas, Wolverhampton and Birmingham.



Details:

Entrance Porch

Lounge

16' 3" x 13' 5" (4.95m x 4.09m)

Kitchen/Diner

9' 8" x 13' 4" (2.94m x 4.06m)

Bedroom One

10' 0" x 12' 6" (3.05m x 3.81m) max

Bedroom Two

11' 3" x 7' 2" (3.43m x 2.18m)

Bedroom Three

8' 2" x 5' 7" (2.49m x 1.70m)

Bathroom

5' 8" x 7' 2" (1.73m x 2.18m)

Garage

31' 4" x 8' 1" (9.54m x 2.46m)



EPC Rating: C

Council Tax Band: B (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 0121 809 9809.

How can we help you?

Need a mortgage?

We recommend Morgan Financial Solutions. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 0121 809 9809, or visit their website for more information: www.morganfs.co.uk

Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

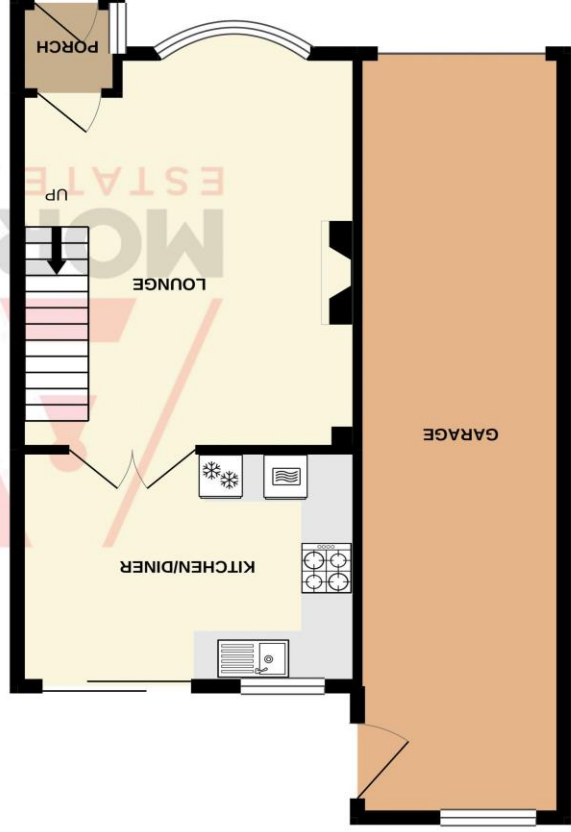
Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

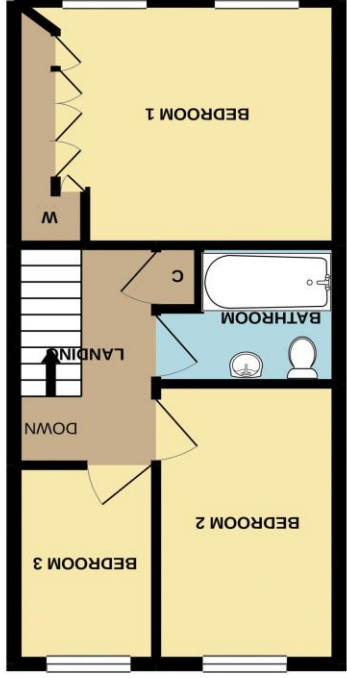
Need a removal company and storage?

A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.

GROUND FLOOR
604 sq.ft. (56.1 sq.m.) approx.



1ST FLOOR
345 sq.ft. (32.1 sq.m.) approx.



While every attempt has been made to ensure the accuracy of the drawings contained here, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be read as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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