

AP MORGAN



Regis Heath Road, Rowley Regis
£175,000

Features:

- Semi detached house
- Three bedrooms
- Two reception rooms
- Modern kitchen
- Shower room
- Garden with workshop
- Garage and parking to rear
- EPC - B

Description:

This three bedroom semi detached house, with a recently renovated kitchen and shower-room, as well as a garage and outdoor workshop space. The property in brief: Porch, entrance hall with under stair storage, spacious lounge leading to a separate reception room which is currently being used as a fourth bedroom. The modern kitchen has been recently renovated to a high standard, and has an integrated electric hob and oven, and space for a washing machine and fridge/freezer. Upstairs: Bedroom one sits to the back of the property, and the double bedroom two sits to the front. There is a third well-proportioned bedroom, and a recently renovated shower-room. Further benefits of this property include a new fuse board and solar panels. Outside: The rear garden is all patio, making it easy to maintain. There is a workshop with fully working electrics, and could have multiple uses. The rear garden also offers pedestrian access to the garage, and rear access to parking behind the property. To the front is a well-maintained lawn area. This property is ideally situated for local shops and amenities, including supermarkets. There are several schools for ages, making it an ideal property for families. For commuters, Rowley Regis train station is nearby, providing rail access to Birmingham. Junction 2 and 3 of the M5 are in close proximity to this address, providing ease of access to transport links.



Details:

Porch

Entrance Hall

Lounge

13' 3" x 10' 6" (4.04m x 3.20m)

Sitting Room

10' 3" x 8' 9" (3.12m x 2.66m)

Kitchen

8' 5" x 7' 8" (2.56m x 2.34m)

Bedroom One

12' 5" x 8' 2" (3.78m x 2.49m)

Bedroom Two

11' 7" x 10' 6" (3.53m x 3.20m)

Bedroom Three

8' 3" x 8' 5" (2.51m x 2.56m)

Shower Room

5' 4" x 8' 4" (1.62m x 2.54m)

Garage

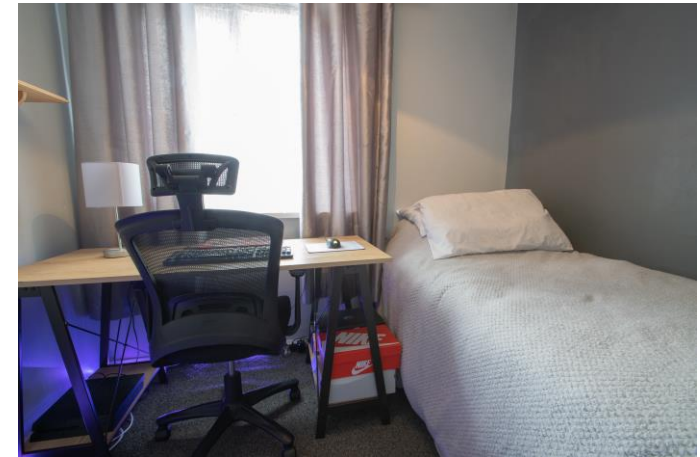
20' 4" x 10' 2" (6.19m x 3.10m)

EPC Rating: B

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.

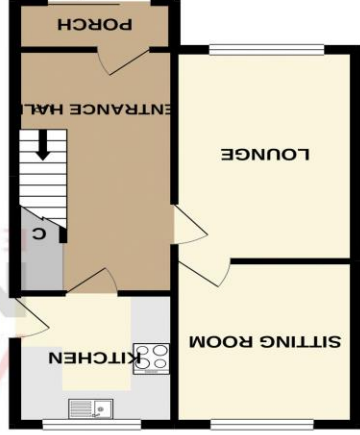
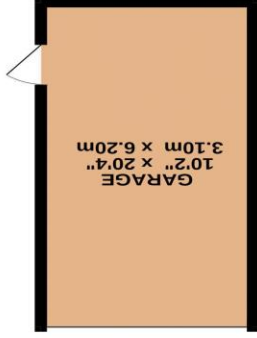
Need a solicitor?

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.

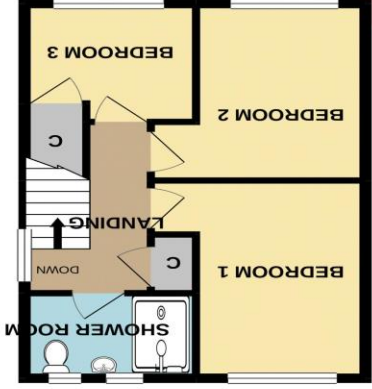
Need a removal company and storage?

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, cubereovals.co.uk, to arrange a survey.

GROUND FLOOR
615 sq.ft. (57.1 sq.m.) approx.



1ST FLOOR
384 sq.ft. (35.7 sq.m.) approx.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any 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 used 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.
Made with Metropix ©2020

No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. These details do not constitute any part of any offer or contract. AP Morgan and their employees and agents do not have any authority to give any warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of AP Morgan or the vendors. Equipment: AP Morgan has not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc. The Laws of Copyright protect this material. AP Morgan is the Owner of the copyright. This property sheet forms part of our database and is protected by the database right and copyright laws. No unauthorised copying or distribution without permission.