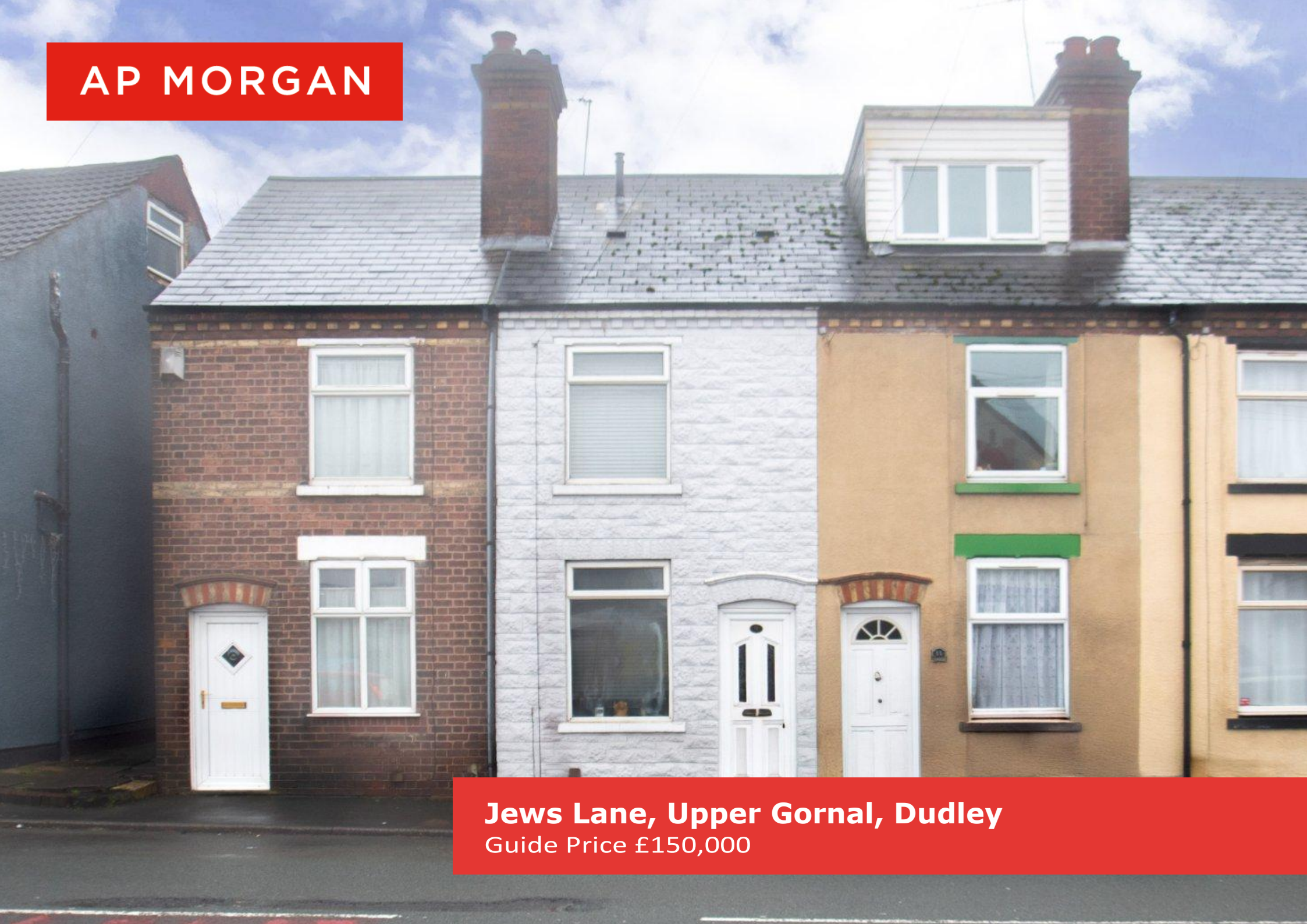


AP MORGAN



Jews Lane, Upper Gornal, Dudley
Guide Price £150,000

Features:

- Mid-terraced property
- Two generous sized bedrooms
- Spacious reception room and lounge
- Well-presented kitchen
- Great storage throughout
- Great rear garden
- On-street parking
- Close to shops, schools and amenities

Description:

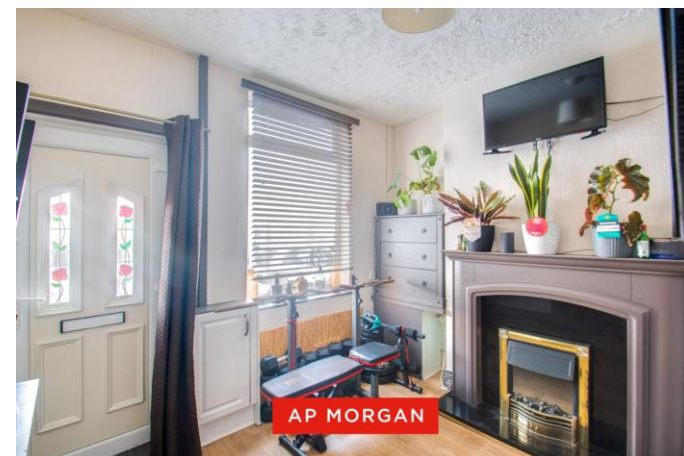
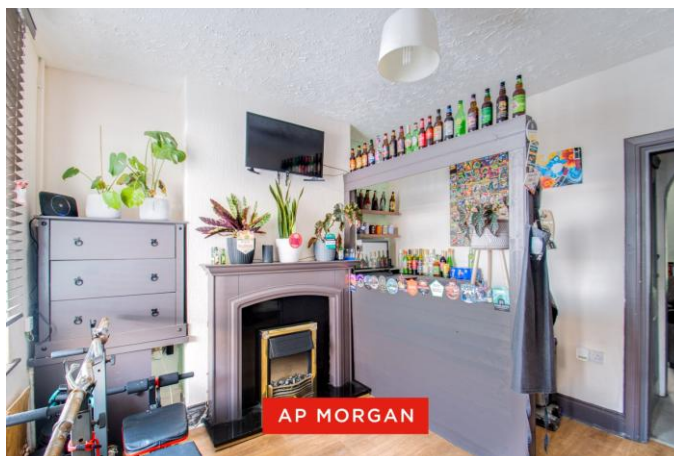
*** GUIDE PRICE £150,000 - £160,000 ***

Introducing this well-presented mid-terraced property, situated in Upper Gornal, Dudley, offering two generously sized bedrooms, a spacious reception room and lounge, a well-fitted kitchen, and on-road parking to the front.

On arrival, the property offers parking at the front for residents, with a pathway leading to the entrance and space for bin storage.

Upon entry, the property leads into the reception room, which is a great size for a dining table or comfortable seating, featuring a fireplace and access to a small walkway with a storage cupboard to the left, tucked under the stairs and offering excellent additional storage. You are then led into the lounge, another great space for comfort and entertaining, with a further feature fireplace and stairs leading to the first floor. The lounge flows into another hallway with space for a storage unit, providing access to the rear garden and the kitchen. The kitchen is well-fitted, offering great storage and worktop space, with ample room for utility and other freestanding appliances. To the rear of the ground floor, you will find the bathroom, equipped with a toilet, wash basin, and a bathtub with an overhead shower.

The first floor leads to a small landing, with the first double bedroom to the left, featuring a built-in cupboard for additional storage, and a second double bedroom to the right. Both rooms offer ample space for comfort and storage units.



The rear garden opens onto a patio area, with a walkway leading to steps that access a higher patio level, perfect for outdoor furniture and dining. The garden also benefits from a shed ideal for storage, as well as trees and shrubbery throughout.

Situated in Upper Gornal, Dudley, the property is within close proximity to local shops, amenities, transport links, and schools. It also offers easy access to Dudley, Wombourne, and Russells Hall Hospital, with nearby nature reserves for outdoor enthusiasts to enjoy.

Details:

Reception Room 10'11" x 10'11" (3.33m x 3.33m)

Lounge 12' x 10'11" (3.66m x 3.33m)

Kitchen 9' x 6' (2.74m x 1.83m)

Bathroom 6'4" x 5'3" (1.93m x 1.6m)

Bedroom One 12' x 10'11" (3.66m x 3.33m)

Bedroom Two 7'5" x 10'11" (2.26m x 3.33m)

EPC Rating: D

Council Tax Band: A (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01384 319 400.



How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. 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 01384 319 400, or visit their website for more information: www.wisermortgageadvice.co.uk

Property to sell?

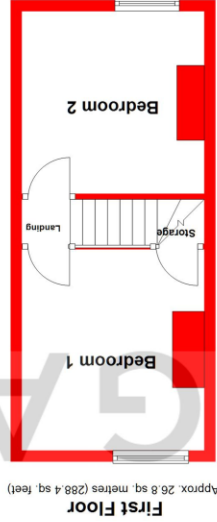
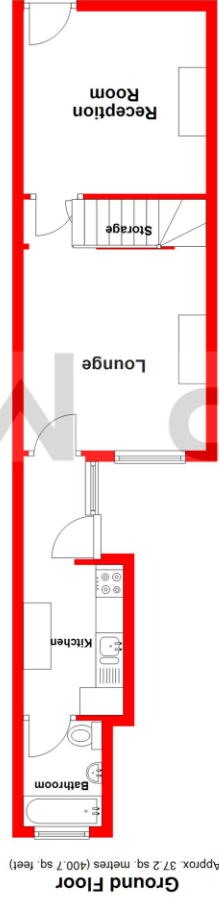
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

Identity Checks

Estate Agents are required by law to conduct anti-money laundering checks on all those buying a property. We have partnered with a third party supplier to undertake these who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £99 + VAT per buyer and this is a non-refundable fee. These charges cover the cost of obtaining relevant data, any manual checks and monitoring which might be required. This fee will need to be paid and the checks completed in advance of the issuing of a memorandum of sale on the property you would like to buy.



Total area: approx. 64.0 sq. metres (689.1 sq. feet)

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.

Plan produced using PlanUp.

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