

AP MORGAN



Printers Drive, Cradley Heath
Asking Price £240,000

Features:

- Mid-terraced property
- Three bedrooms
- Generous lounge space
- Well-equipped kitchen
- Modern fit bathroom
- Great, low maintenance rear garden
- Two allocated parking spaces with electric charging
- Situated in a quiet location

Description:

Introducing this beautifully presented mid-terraced home offering three bedrooms, a generous lounge space, a well-equipped kitchen, a low-maintenance rear garden, and the added benefit of two allocated parking spaces with electric charging points at the front, situated in Cradley Heath.

On arrival into a quiet close, the front of the property offers two allocated parking spaces with charging points for electric vehicles, followed by a path leading up to the entrance, with artificial grass laid on either side.

On entry, the ground floor initially brings you into the hallway, comprising the stairs up to the first floor with space underneath, ideal for coat and shoe storage. To the left of the hallway is the WC, fitted with a toilet and wash basin, with the modern kitchen to the right, well-equipped with ample storage cupboards and worktop space, an integrated fridge/freezer, oven with electric hob and extractor hood, and a dishwasher. Back through the hall leads you to the lounge, a generous space for comfort and family entertainment, with French doors opening onto the rear garden and a storage cupboard in the corner.

The first floor brings you across the landing into the first bedroom, a spacious double with ample space for comfort and storage units, including a storage cupboard in the corner; a second bedroom, a good-sized single; and a third bedroom, also comprising a storage cupboard, perfect for a nursery or office space. The family bathroom is also located on the first floor and comprises a toilet, wash basin with under-sink storage cupboards, and a large shower cubicle.



The rear garden initially leads you onto the patio, with artificial grass laid in the middle, keeping the garden low maintenance. There is a further patio area at the back featuring a shed, ideal for additional storage, and a covered pergola, perfect for outdoor furniture and dining.

Situated in a quiet location in Cradley Heath, this property benefits from excellent local schooling and amenities, with parks within a short distance. For commuters, various bus services run nearby offering regular services, and Old Hill train station is local to the property.

Details:

Hallway

Kitchen 16'5" x 7'8" (5m x 2.34m) Both Max

Lounge 16'2" x 14'5" (4.93m x 4.4m) Both Max

WC 5'10" x 3' (1.78m x 0.91m)

Landing

Bedroom One 11'8" x 14'4" (3.56m x 4.37m)

Bedroom Two 11'8" x 7'3" (3.56m x 2.2m)

Bedroom Three 8'2" x 6'10" (2.5m x 2.08m)

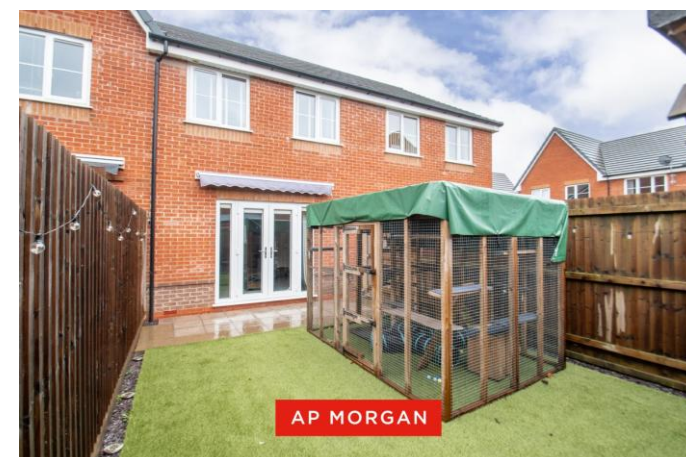
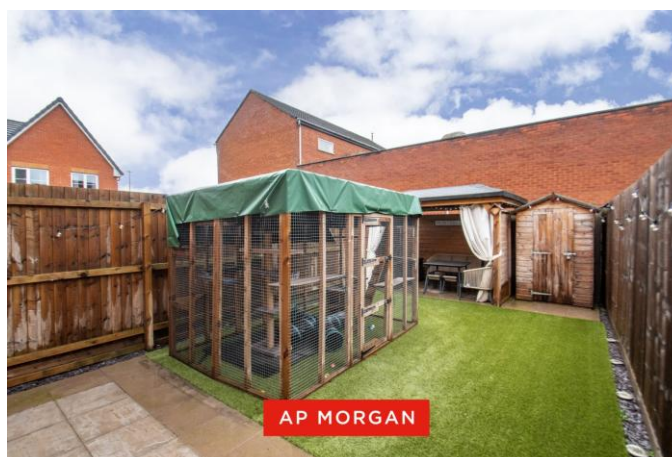
Bathroom 6' x 8'4" (1.83m x 2.54m)

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 01384 319 400.



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Need a mortgage?

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Property to sell?

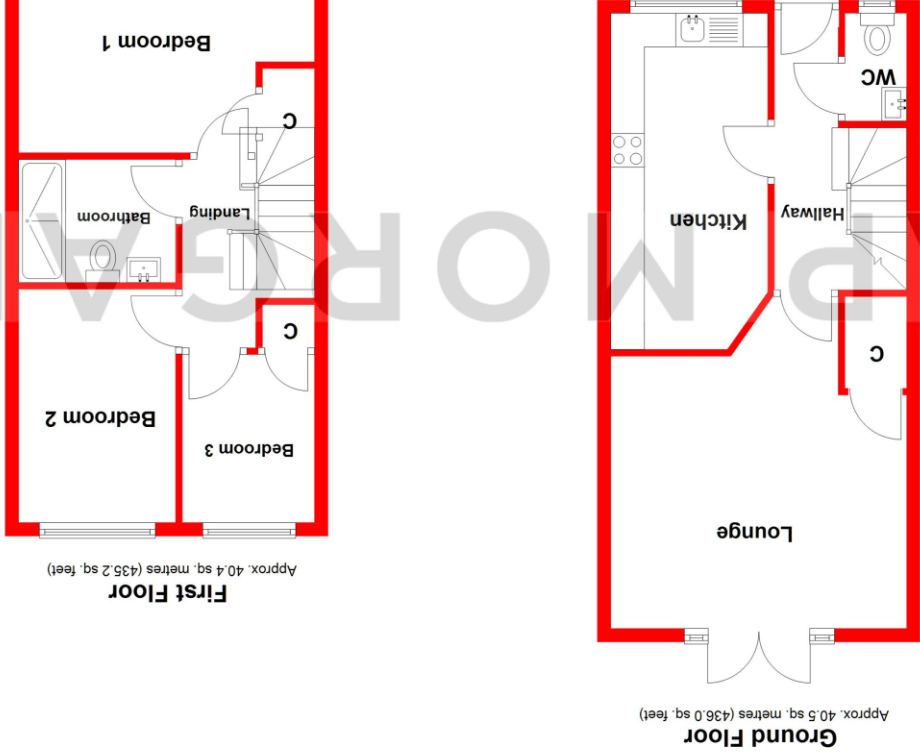
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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

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Total area: approx. 80.9 sq. metres (871.2 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 Planlup.

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