

AP MORGAN



West Street, Stourbridge, West Midlands
Offers in the region of £180,000

Features:

- Mid-terraced property
- Two double bedrooms
- Two generous sized reception rooms
- Downstairs bathroom
- Rear garden with shared access
- On-street parking

Description:

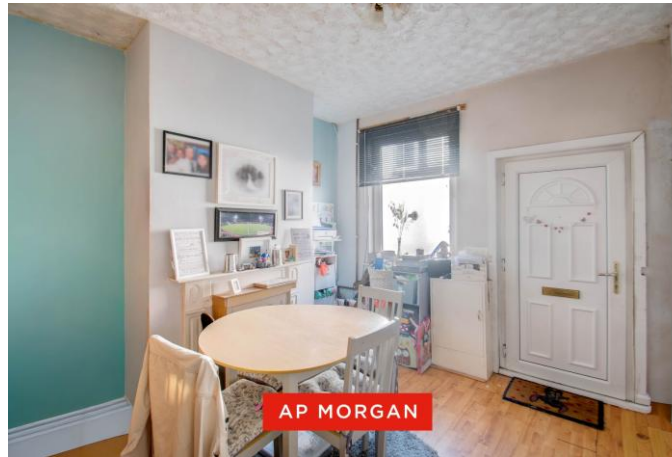
Introducing this mid-terraced property, offering two spacious bedrooms, two generously sized reception rooms, a downstairs bathroom, a private rear garden, and ample on-road parking, situated close to Stourbridge Town Centre.

On arrival, the property benefits from ample on-road parking at the front, making resident parking convenient. A pathway to the left-hand side of the property provides shared access to the rear garden.

Upon entry, the ground floor opens into the dining room, which is spacious enough for a family dining table and features a large window that allows plenty of natural light to flow through. The dining room leads into the lounge, a comfortable space with access to the stairs rising to the first floor, as well as entry to the kitchen. The kitchen is fitted with storage cupboards and worktop space, along with a storage cupboard housing the boiler. There is also space for freestanding appliances and a door providing access to the rear garden. From here, you are led into the bathroom, which initially comprises a corner bath with an overhead electric shower, followed by a separate toilet room with a WC and wash basin.

The first floor offers two bedrooms, both spacious doubles, each featuring large windows that allow plenty of natural light. Bedroom one also benefits from an additional storage cupboard.

The rear garden is accessed via a patio area at the side, leading into a private garden space. It provides an ideal area for outdoor furniture and dining, with a lawn extending up the garden and bordered by fencing.



This property is ideally situated, with Stourbridge Town Centre just a few minutes' walk away, offering a wide range of shops, supermarkets, restaurants, and amenities. The property also benefits from excellent transport links, including nearby bus and train stations, as well as convenient road access to surrounding cities and the M5 motorway.

Details:

Dining Room 11'4" x 10' (3.45m x 3.05m)

Lounge 12'4" x 10' (3.76m x 3.05m)

Kitchen 4'11" x 6'11" (1.5m x 2.1m)

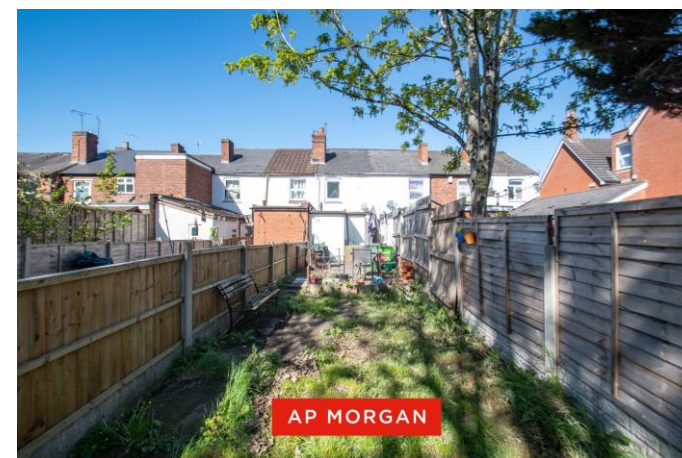
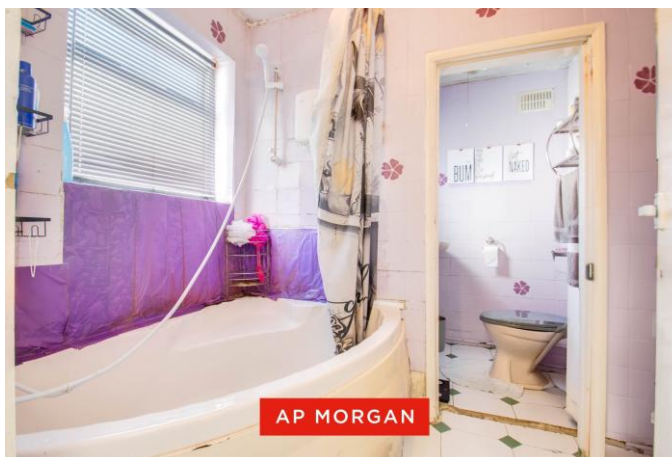
Bathroom 4'11" x 6'11" (1.5m x 2.1m)

Toilet 3'8" x 3'11" (1.12m x 1.2m)

Landing

Bedroom One 12' x 10' (3.66m x 3.05m)

Bedroom Two 10'11" x 10' (3.33m x 3.05m)



EPC Rating: To be confirmed

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?

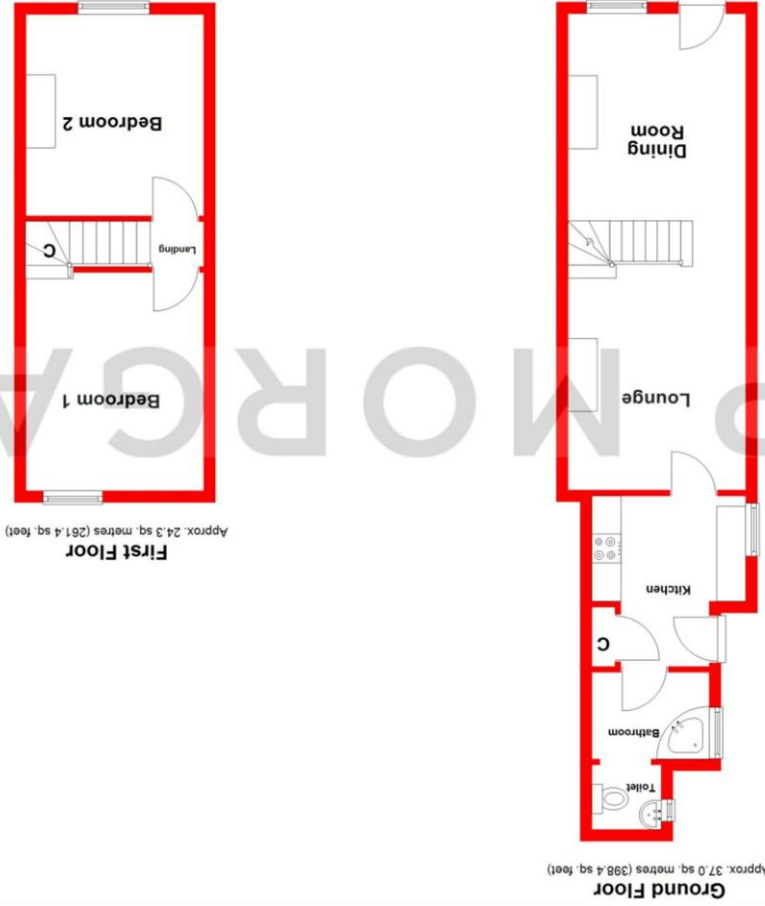
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation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



Ground Floor
Approx. 37.0 sq. metres (398.4 sq. feet)

First Floor
Approx. 24.3 sq. metres (261.4 sq. feet)

Total area: approx. 61.3 sq. metres (659.8 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 Planip.

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