

for sale

offers over **£325,000** Freehold



Devine Croft Tipton DY4 8XJ

MODERN DETACHED FAMILY HOME ON A MUCH SOUGHT AFTER DEVELOPMENT, Close To DUDLEY PORT TRAIN STATION & CLOSE TO LOCAL SCHOOLS. Having 3 bedrooms, en-Suite to Master Bedroom + Family Bathroom, Lounge/Diner, Fitted Kitchen, Conservatory, Downstairs W.C, Driveway, GARAGE and Gardens.

Devine Croft Tipton DY4 8XJ

Porch

Reception Hall

Downstairs W.C

Lounge/Diner

19' 2" max x 11' 3" max (5.84m max x 3.43m max)
Having Stairs to First Floor & Patio Door to rear garden

Conservatory

10' 6" max x 9' 10" max (3.20m max x 3.00m max)
having door to Garden

Fully Fitted Kitchen

13' 9" x 7' 3" (4.19m x 2.21m)

On The First Floor

Landing

Bedroom One

11' 8" max x 11' 2" max (3.56m max x 3.40m max)
having built in Wardrobe and door to En Suite

En Suite Shower Room

Bedroom Two

11' 2" max x 10' 4" max (3.40m max x 3.15m max)
Having Built in wardrobes

Bedroom Three

8' 6" x 8' 2" (2.59m x 2.49m)

Family Bathroom

having Built in Cupboard

Outside

To Front

Driveway, Lawn and Garage

To Rear

Garden Area



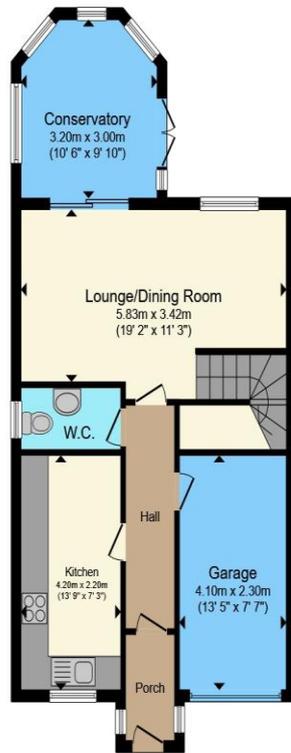
being fully paved with porcelain patio area.

Integral Garage

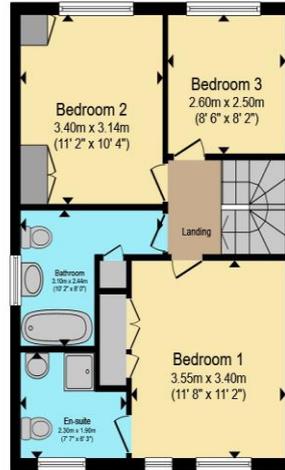
13' 5" x 7' 7" (4.09m x 2.31m)

having door from Hallway





Ground Floor



First Floor

Total floor area 107.1 m² (1,153 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Paul Dubberley on

T 0121 522 3733
E greatbridge@pauldubberley.co.uk

73 Great Bridge
 TIPTON DY4 7HF

Property Ref: PTI105020 - 0003
 Tenure:Freehold EPC Rating: C
 Council Tax Band: D

view this property online PaulDubberley.co.uk/Property/PTI105020



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Paul Dubberley is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at www.pauldubberley.co.uk | www.rightmove.co.uk | www.zoopla.co.uk