



81 Salop Street, Dudley DY1 3AZ

Lex Allan is proud to present this two double bedroom, second floor flat which is situated close to the local shops and other amenities. In brief the property comprises; initial access via communal door with stairs leading to second floor. Once inside there is an entrance hall, lounge, kitchen, two bedrooms and bathroom. Call today to register your interest and book a viewing.



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With doors leading to kitchen and lounge.


With double glazed window to side elevation, central heated radiator and TV point.

With double glazed window to side elevation, stainless steel sink drainer, electric oven with electric hob, a variety of wall and base units and two large storage cupboards.

With double glazed window to side elevation and central heated radiator.

With double glazed window to front elevation and central heated radiator.


With double glazed window to side elevation, bath, W.C, wash hand basin and central heated radiator.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G		67	75
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G		69	78
<i>Not environmentally friendly - higher CO₂ emissions</i>			

England & Wales

EU Directive
2002/91/EC



Whilst every attempt has been made to ensure the accuracy of the floor plan 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.

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VIEWING View by appointment only with Lex Allan. Opening times: Monday - Friday 9.00am to 5.30pm, Saturday 9.00am to 4.00pm.

LexAllan

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