

for sale

offers in the region of **£230,000** Freehold



Monins Avenue Tipton DY4 7XQ

Modern Semi Detached Family Home offering Superb Canal Views and Gas Central Heating. Great Location, with Viewing Recommended

Monins Avenue Tipton DY4 7XQ

Reception Hall

stairs off to first floor

Lounge

15' 8" x 11' 2" (4.78m x 3.40m)

window, feature fireplace with fitted gas fire, 2 radiators

Fitted Kitchen

14' 1" x 8' 6" (4.29m x 2.59m)

inset sink unit, fitted base and drawer cupboards, roll top working surfaces, tiled surrounds, built in oven, fitted hob, extractor hood, central heating boiler, appliance space, wall cupboards, window, Patio doors to rear garden, door to garage



On The First Floor

Landing

Bedroom One

12' 6" x 8' (3.81m x 2.44m)

window, radiator

Bedroom Two

10' 2" x 8' (3.10m x 2.44m)

window, radiator

Bedroom Three

8' 7" x 6' 3" (2.62m x 1.91m)

window, radiator

Family Bathroom

6' 7" x 4' (2.01m x 1.22m)

panelled bath, wash hand basin, low level w.c. window, tiled surrounds

Outside

To The Front: Driveway, Lawn, Canopy Porch

To the Rear: Decking Area, Flowering / Shrub Borders

Garage



To view this property please contact Paul Dubberley on

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Property Ref: PTI100551 - 0004

Tenure: Freehold

EPC Rating: C

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