



Four Ashes Road
Bentley Heath, B93 8LY

Senate Property Services are delighted to offer this well presented modern three bedroom semi detached property with off road parking for two cars and South facing rear garden. Located close to local amenities and with M42 motorway link close by. Benefiting from double glazing, gas central heating and comprising of entrance hallway with staircase to first floor, downstairs guest toilet, fitted kitchen/diner with integrated appliances, living room with fitted storage and double opening doors into rear garden, master bedroom with fitted en-suite shower room, fitted family bathroom with shower, front garden, pleasant rear garden with patio area and gated access to front of property. Viewing highly recommended.

£450,000



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PROPERTY MEASUREMENTS:

LIVING ROOM - 17'10" x 12' 2" (5.44m x 3.71m)

KITCHEN/DINER - 14' 10" x 10' 3" (4.53m x 3.12m)

BEDROOM ONE - 10' 3" x 8' 6" (3.12m x 2.60m)

EN-SUITE - 7' 5" x 5' 1" (3.28m x 3.12m)

BEDROOM TWO - 10' 9" x 10' 3" (3.28m x 3.12m)

BEDROOM THREE - 9' 5" x 7' 3" (2.86m x 2.21m)

BATHROOM - 7' 3" x 6' 8" (2.69m x 2.35m)

TENURE - Freehold

POTENTIAL RENT VALUE - £1100.00



Total area: approx. 90.6 sq. metres (974.7 sq. feet)



Consumer Protection from Unfair Trading Regulations 2008.

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.