



1 Bedroom Flat

Little Station Street, Walsall

Offers In Region Of £64,995



REDSTONES

****CURRENTLY LET OUT AT £425 PCM UNTIL JAN 2017**** Situated within the heart of Walsall is this second floor one double bedroom apartment. The accommodation with double glazing includes, lounge, modern fitted kitchen and bathroom, double bedroom. The apartment offers enough space for anyone downsizing or just starting out and also would make an ideal investment for landlord. Energy rating C.

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RECEPTION HALL With entrance door, laminated wood floor covering, access to the loft, entry phone, thermostat control for central heating, built in airing cupboard, housing hot water cylinder, doors to the bathroom, lounge and bedroom.

LOUNGE 14' 9" x 9' 7" (4.5m x 2.92m) With UPVC double glazed windows to the front, covered ceiling, dado rail, laminated wood floor covering, radiator, and doors to the kitchen.

FITTED KITCHEN 7' 11" x 6' 0" (2.41m x 1.83m) With UPVC double glazed window, fitted kitchen with stainless steel sink and drainer, with mixer tap, roll top work surfaces, matching wall and base units, splash back tiles, cooker point, plumbing for a washing machine and space for appliances.

FAMILY BATHROOM 0" (0m x 0m) With low level W.C. pedestal wash and hand basin and partly tiled walls.

BEDROOM 15' x 12' 9" (4.57m x 3.89m) With UPVC double glazed windows to the rear and central heating radiator.

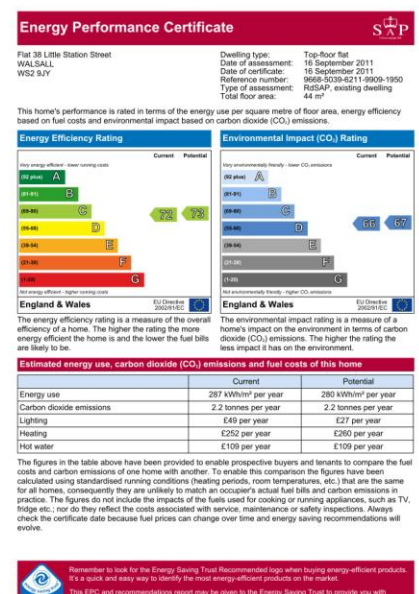
VIEWING, please contact Redstones on 01922 235350 if you wish to arrange a viewing appointment for this property or require further information.

TENURE, our vendors have verbally advised us that the property is freehold. As Redstones I have not checked the legal documentation to verify the status of the property, we would recommend that potential buyers obtain verification from a Solicitor prior to expressing any formal intent to purchase.

SERVICES, our vendors have advised us that mains gas, electricity and drainage are available at the property, subject to normal regulations.

Viewing

Please contact our Redstones Estate Agency Office on 01902 235350 if you wish to arrange a viewing appointment for this property or require further information.



These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers and do not constitute an offer or part of a contract. Prospective purchasers and/or lessees ought to seek their own professional advice. All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. All measurements are approximate.



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