



1 Bedroom Apartment
Marsh Street, Walsall
Asking Price Of £84,995



Located within the heart of Walsall and offering easy access to bus and train station is this one bedroom modern apartment. The property has a living area with access to own private balcony, modern fitted kitchen with integrated appliances and shower room. The apartment also benefits from no upward chain, entry phone, intruder alarm, under floor central heating and a lift within the block. Energy rating

COMMUNAL ENTRANCE With intercom and security door, lift and stairs to apartments.

RECEPTION HALL With doors to shower room, lounge and bedroom.

LOUNGE 6' 26" x 4' 51" (2.49m x 2.51m) With UPVC double glazed window to side, UPVC double glazed door to balcony and entrance to kitchen.

KITCHEN 2' 14" x 1' 94" (0.97m x 2.69m) With fully fitted designer kitchen comprising, stainless steel single drainer sink unit, matching wall, base and drawer units, roll top work surfaces, integrated oven, fitted four ring hob with extractor hood over, integrated fridge freezer and washer/dryer.

DOUBLE BEDROOM 3' 34" x 3' 04" (1.78m x 1.02m) With UPVC double glazed window.

SHOWER ROOM 1' 83" x 1' 97" (2.41m x 2.77m) With shower cubicle, tiled surrounds, low level W.C, built in shelving and pedestal wash hand basin.

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.

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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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