



Affitto Estate Agents proudly present this THREE BEDROOM SEMI DETACHED property located in a quiet cul-de-sac location.

The Property benefits from a lounge, fitted with laminate flooring and feature fireplace, fitted kitchen, three bedrooms and family bathroom

Entry is gained to the property from a double glazed porch, which leads to a hallway , lounge and good sized kitchen, carpeted staircase from the hallway leads onto the first floor where you will find the family bathroom which comprises of a three piece suite and an over bath electric shower.  
All three bedrooms are carpeted

The property is within a very short walking distance to local shops, school and public transport and has excellent links to the M54 and M6 motorways.

This property is available to view and move in NOW! Contact us now to arrange an appointment.

\*\*\*VIEWING HIGHLY RECOMMENDED ON THIS PROPERTY\*\*\*

- \*\*\*THREE BEDROOM FAMILY HOME \*\*
- Quiet Cul De Sac Location
- Excellent Motorway Links
- Fitted Dining Kitchen
- Lounge
- Three Bedrooms
- Front and Rear Gardens
- Double Glazed Throughout
- Gas Central Heating
- Garage
- Off Road Parking
- Ideal for a Family
- Excellent Links to M54 and M6 Motorways

Deposit: £1,494.23

Holding Deposit: £298.84

Parking options: Garage, Off Street

Garden details: Front Garden, Rear Garden



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		87
(69-80) <b>C</b>		
(55-68) <b>D</b>	67	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.