



AP MORGAN

Overend Road, Cradley Heath, Halesowen
Guide Price £120,000

Features:

- Freehold upon completion
- Excellent potential
- Period mid-terraced house
- Three bedrooms
- Large open plan lounge/dining room
- Kitchen & lean-to utility
- Ground floor bathroom
- Courtyard garden

Description:

An excellent opportunity to acquire this three-bedroom period-style mid-terraced home, offering great scope for refurbishment and improvement, ideally positioned in a convenient part of Cradley Heath. We are advised that the property is currently Leasehold and will be sold as Freehold upon completion.

Requiring modernisation throughout, the property offers deceptively spacious accommodation and represents a great project for investors, developers, or landlords looking to refurbish and either resell or retain as a buy-to-let. The ground floor briefly comprises an entrance hallway, a large open-plan lounge/dining room, a generous understairs store cupboard, a kitchen with access to a lean-to utility space, and a bathroom with separate W/C.

On the first floor, the landing leads to three well-proportioned bedrooms, including two doubles with built-in wardrobes and a generously sized third bedroom.

Externally, the property offers a low-maintenance courtyard garden with access to two useful brick-built store rooms.

Overend Lane is conveniently positioned close to a wide range of local amenities, including shops, takeaways, a chemist, newsagents, launderette, and traditional pubs. The area also provides excellent transport links with regular bus services, easy access to Merry Hill, and Cradley Heath railway station just a short drive away, offering direct connections into Birmingham and beyond.



Details:

Hall

Lounge 4.28 x 3.64 Max into bay

Dining Area 3.61 x 3.64

Kitchen 3.01 x 2.23

Bathroom 1.85 x 2.12

W/C

Lean-To 2.81 x 2.17

First Floor Landing

Bedroom One 3.63 x 3.59 Both max incl wardrobes

Bedroom Two 3.62 x 2.88 Both max

Bedroom Three 3.61 x 1.68

EPC Rating: D

Council Tax Band: A (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01384 319 400.



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