



**Milcote Road
Smethwick
West Midlands
B67**

Offers in Excess Of £235,000

bettermove

Milcote Road Smethwick

Bettermove are proud to present this 2 bed terraced house in Smethwick. Available with no forward chain.

The property is currently tenanted and it will be sold with tenants in situ for immediate investment. Rental yields can be obtained through Bettermove.

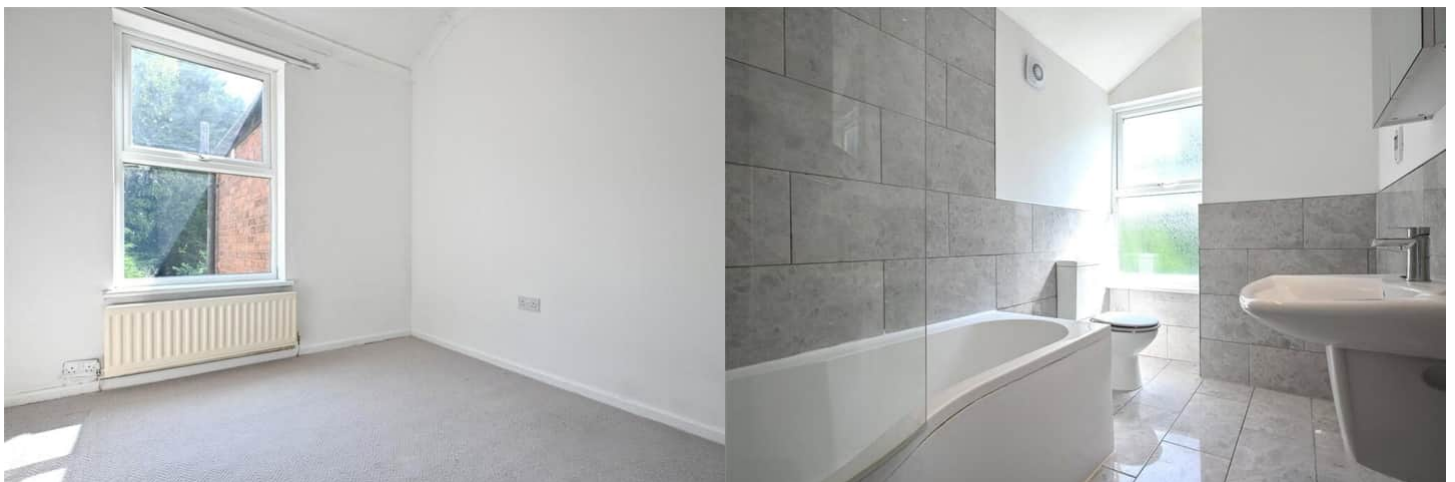
The property benefits from double glazing, and gas central heating throughout, with off street parking available.

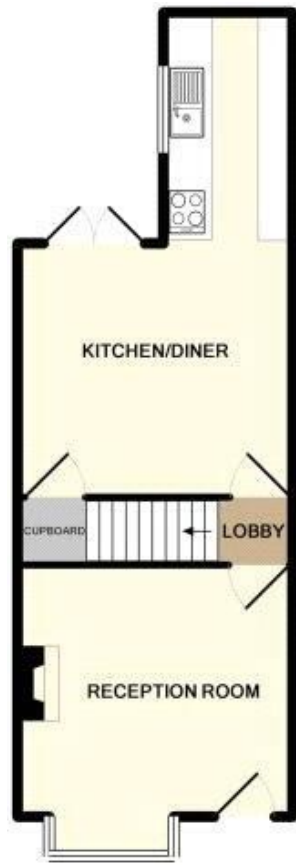
The council tax band is B.

The interior of this beautifully presented property comprises a spacious living room and fitted kitchen and dining area on the ground floor. The first floor consists of 2 bedrooms and the family bathroom. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular town of Smethwick, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Smethwick Rolfe Street train station, various bus routes and the M5.

This exciting opportunity should not be missed. All enquiries can be made through Bettermove





GROUND FLOOR



1ST FLOOR

TOTAL APPROX. FLOOR AREA 786 SQ.FT. (73.0 SQ.M.)
 Measurements are approximate. Not to scale. Illustrative purposes only.
 Made with Metropix ©2017

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		85
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		85
(69-80) C		
(55-68) D	63	
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(21-38) F		
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<i>Not environmentally friendly - higher CO₂ emissions</i>		
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20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk