



87 HALESOWEN STREET  
B65 0EU

**Taylor's**

# 87 HALESOWEN STREET ROWLEY REGIS

*A superb, well presented, modern terraced home.*

## Lounge

15' 0" x 11' 5" (4.57m x 3.48m)

## Kitchen

11' 2" x 7' 6" (3.40m x 2.28m)

## Conservatory

11' 4" x 7' 10" (3.45m x 2.39m)

## Bedroom 1

11' 5" x 9' 10" (3.48m x 2.99m)

## Bedroom 2

11' 5" x 9' 10" (3.48m x 2.99m)



These particulars are intended only as a guide and must not be relied upon as a statement of fact. POTENTIAL BUYERS WOULD ALSO LIKE TO BE REMINDED THAT ALL MEASUREMENTS ARE TAKEN AT THE WIDEST AVAILABLE POINTS. Your attention is drawn to the important notices and disclaimers on the last page of these particulars.

A superb, well presented, modern terraced home ideal for first time buyers, convenient for local amenities, having gas central heating and double glazing, comprising; welcoming hall with fitted cloakroom off, delightful lounge, conservatory, fitted kitchen, two double bedrooms both with en suite, allocated parking space and low maintenance rear garden.

MISREPRESENTATION ACT 1967

These particulars do not constitute any part of an offer or a contract. Whilst every care is taken to ensure accuracy, no responsibility for errors or misdescription is accepted. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements in these particulars. The vendor does not make nor give and neither Taylors nor any person in their employment, has any authority to make or give any representation or warranty whatsoever in relation to this property.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	<b>A</b>		90
(81-91)	<b>B</b>		
(69-80)	<b>C</b>	77	
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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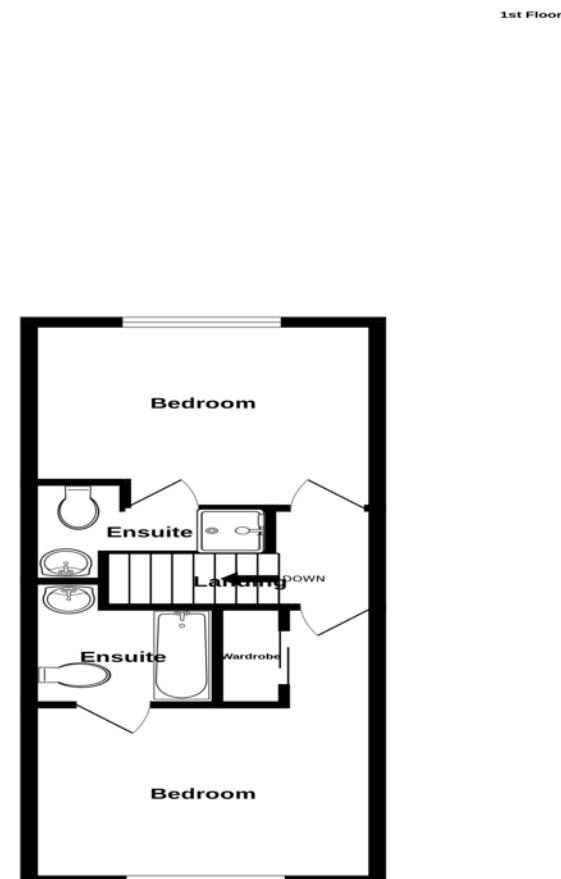
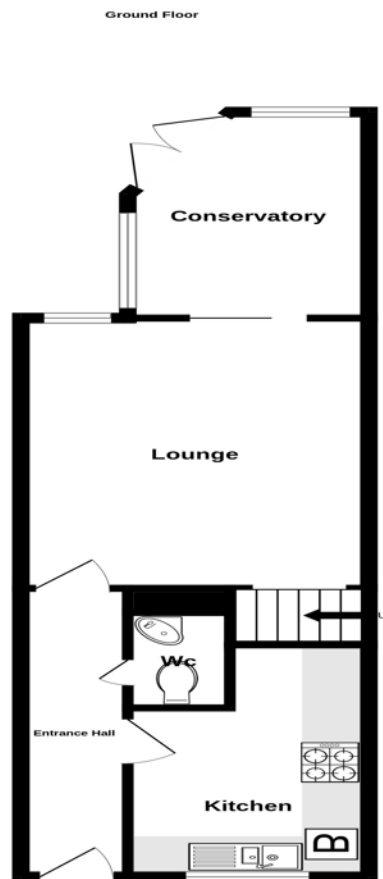
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