



**Dudley Road  
Rowley Regis  
West Midlands  
B65 8JP**

**Offer in Excess of £100,000**

**bettermove**



# Dudley Road

## Rowley Regis

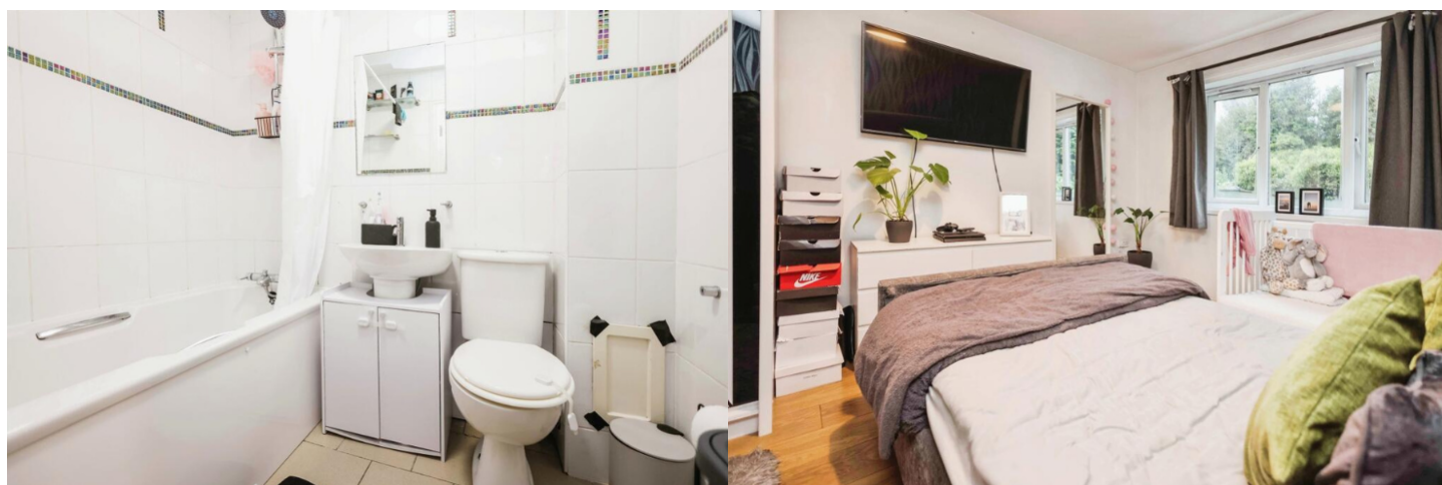
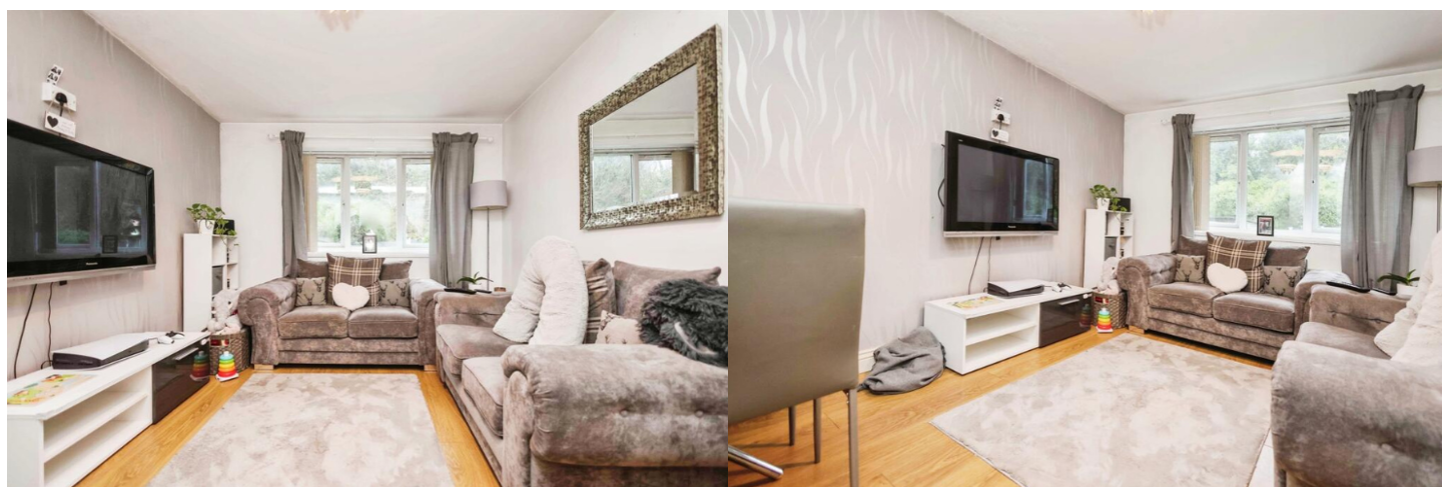
Bettermove are proud to present this 2 bedroom flat in Rowley Regis ideal for INVESTORS or FIRST TIME BUYERS available with no forward chain.

The property benefits from double glazing, electric heating throughout and has allocated parking. The council tax band is a.

This is a leasehold property with 116 years remaining on the lease; the ground rent is £604 per annum and the service charge is £1,510 per annum.

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

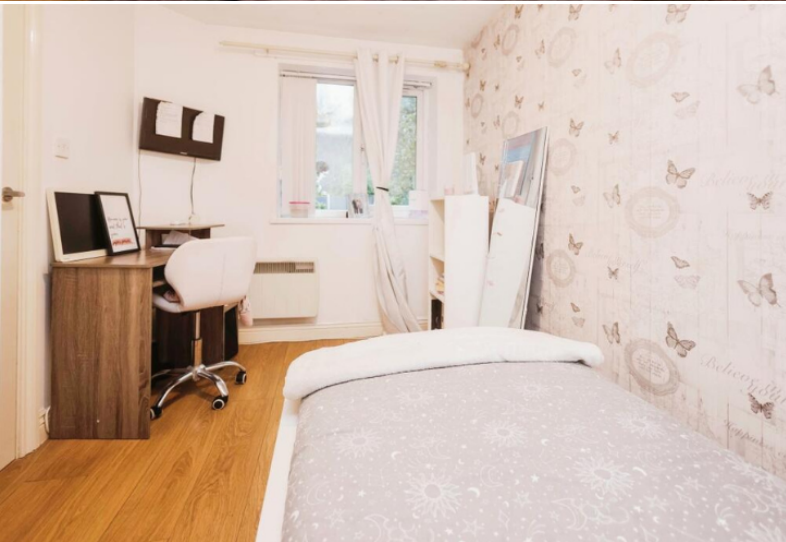
Located in the popular town of Rowley Regis, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from M5 and Rowley Regis Train Station. This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		85
(69-80) <b>C</b>	75	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	





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