

LOT

107

Flats 1 & 2, 188 Beeches Road, West Bromwich, West Midlands  
 B70 6HG  
 \*GUIDE PRICE £120,000+



Not to scale. For identification purposes only

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- **A mid terrace property converted to two self contained flats. Central heating. Double glazing.**

**Description** A three storey dormer style middle terraced property that has been converted to provide two self contained flats (one two-bedroomed and one one-bedroomed). The property benefits from central heating and double glazing. Following refurbishment, the property would be suitable for investment purposes. The potential rental income when let is in excess of £11,400 per annum.

**Situated** Off Birmingham Road within close proximity to local and city centre amenities.

**Ground Floor** Main Entrance, Hallway.

**Flat 1** Hall, Lounge, Kitchen, Bedroom, Bathroom/WC.

**First Floor/Second Floor**

**Flat 2** Hall, Lounge, Kitchen, 2 Bedrooms, Bathroom/WC.

**Outside** Yard to the rear

**EPC Rating** Flat 1 C Flat 2 D

**Note** This property is marketed subject to HCA and local authority consent prior to completion, details can be found within the legal pack.