



99Home Ltd.

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3 Bed Semi-Detached In Montgomery Road , Walsall, WS2 0AX £220,000



Ref: 16690



SHORT DESCRIPTION

Property Ref: 16690 Semi-detached property in popular location of Walsall. Close to road links and local amenities. Features include: 3 Bedrooms 1 Reception Kitchen Large rear garden Garage and driveway Suit FTB or BTL Property Type: Semi-detached

Full selling price: £220000.00 Pricing Options: Offers in the region of Tenure: Freehold Council tax band: B EPC rating: D Measurement: 764.238 sq.ft. Outside Space: Front Garden, Rear Garden Parking: Garage, Driveway Heating Type: Double Glazing, Gas Central Heating Chain Sale or Chain Free: Chain free Possession of the property: Vacant -----



Bed Room(s)



Bath Room(s)



Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Semi-detached house
Total floor area	71 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.
You can read [guidance for landlords on the regulations and exemptions](#).

Energy rating and score

This property's energy rating is D. It has the potential to be C.
[See how to improve this property's energy efficiency](#).

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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