



62 Merridale Street West, Merridale, Wolverhampton, WV3 0RW

**BERRIMAN**  
**EATON**

# 62 Merridale Street West, Merridale, Wolverhampton, WV3 0RW

INVESTMENT OPPORTUNITY

This end of terrace property has been converted into two separate flats.

## SERVICES

We are informed by the Vendors that all main services are installed.

COUNCIL TAX BAND A - Wolverhampton

POSSESSION The property is being sold with a tenant in the ground floor flat on an AST.

VIEWING Please contact the Tettenhall Office.

The property is FREEHOLD.

### Tettenhall Office

01902 747744

tettenhall@berrimaneaton.co.uk

### Bridgnorth Office

01746 766499

bridgnorth@berrimaneaton.co.uk

### Wombourne Office

01902 326366

wombourne@berrimaneaton.co.uk

### Lettings Office

01902 749974

lettings@berrimaneaton.co.uk

### Worcestershire Office

01562 546969

worcestershire@berrimaneaton.co.uk

[www.berrimaneaton.co.uk](http://www.berrimaneaton.co.uk)

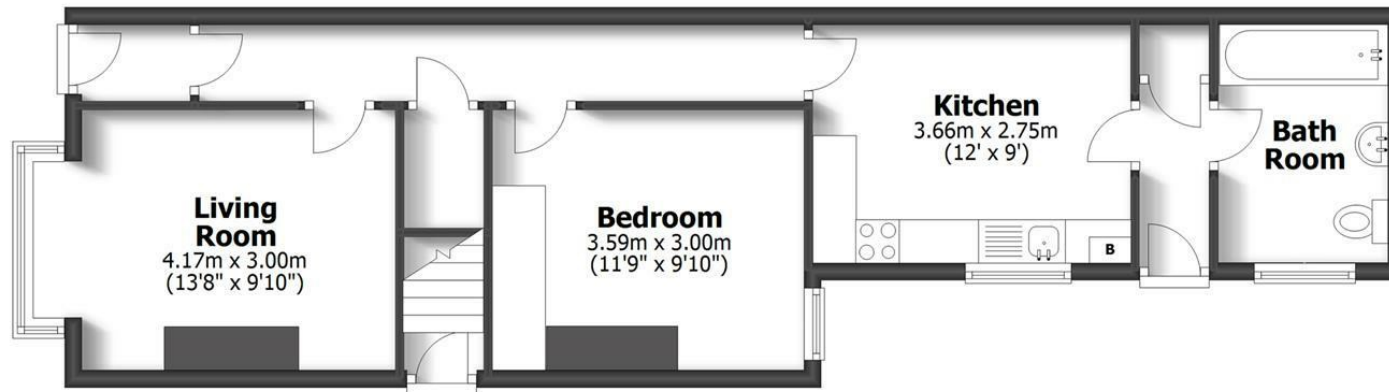
Offers Around  
£150,000

EPC:

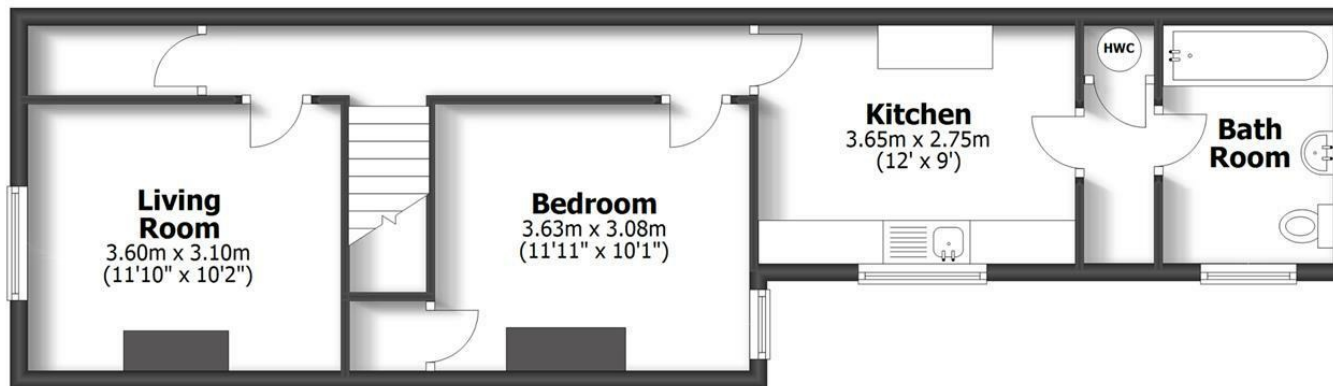
**IMPORTANT NOTICE:** Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.



**62 Merridale Street West**  
Pennfields



**Ground Floor**



**First Floor**

**TOTAL: 102.9sq.m. 1108sq.ft.**  
INTERNAL FLOOR AREAS ARE APPROXIMATE  
FOR GENERAL GUIDANCE ONLY - NOT TO SCALE  
POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES  
AND OTHER FEATURES ARE APPROXIMATE

