



Highfield Road,  
Burntwood, WS7 9BS

Offers in the Region Of £310,000



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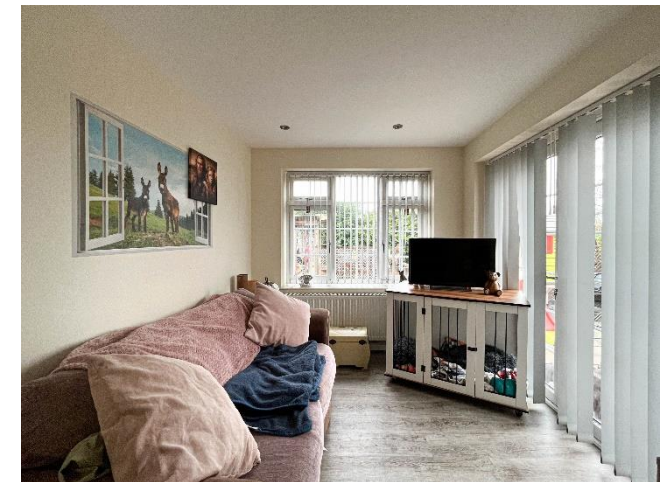
Welcome to Highfield Road, a considerably extended and improved Four bedroom semi detached property located in arguably one of the most sought after areas in Burntwood.

An internal inspection reveals an abundance of living space with two spacious sitting rooms and open plan kitchen dining space and an inviting entrance hall.

Stairs lead to the first floor where the property boasts Four generous bedrooms and a family bathroom. Outside is a pleasant privately enclosed rear garden and to the fore there is parking for multiple vehicles.

Location is key and this does not disappoint, being situated near to excellent schools, a charming local park as well as shops and transport links, this really would be a lovely place to call home!

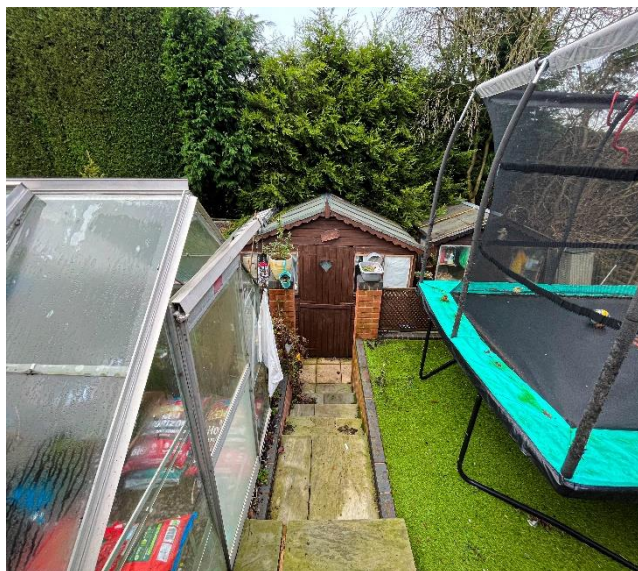
**CALL NOW TO ARRANGE A VIEWING!!**











## Property Specification

MOTIVATED SELLER!!!  
SOUGHT AFTER LOCATION  
EXCELLENT SCHOOL CATCHMENT  
FOUR BEDROOMS  
TWO RECEPTION ROOMS

Porch

Hall

Living Room 4.03m (13'3") max x 3.26m (10'8")

Kitchen/Diner 8.17m (26'10") x 3.44m (11'3")

Sitting Room 4.98m (16'4") x 2.72m (8'11")

Snug 2.90m (9'6") x 2.43m (8')

Landing

Bedroom 1 3.07m (10'1") x 2.00m (6'7")

Bedroom 2 3.43m (11'3") x 2.00m (6'7")

Bedroom 3 4.46m (14'8") x 2.72m (8'11") max

Bedroom 4 3.11m (10'2") max x 2.13m (7')

Bathroom

En Suite

### Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.  
Came on the market:

### Viewer's Note:

Services connected: Gas, Electric, Water, Drainage  
Tenure: Freehold

# Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



## Energy Efficiency Rating

New  
Instruction  
Awaiting  
E.P.C.

## Map Location

