



Clive Road, Burntwood, WS7 2DJ

Offers in the Region Of £235,000



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Welcome to Clive Road, a fantastic family home situated in a quiet cul de sac location in Burntwood.

An internal inspection reveals an inviting entrance porch, hallway, large family living room, separate extended dining space and completing the ground floor is the kitchen with plenty of storage space.

Stairs lead to the first floor where the property boasts three bedrooms, all generous in size and a separate family bathroom.

Outside is a well manicured and privately enclosed rear garden perfect for any growing family.

To the fore is a multi vehicle driveway and large single garage.

Nearby amenities include easily accessible transport links, highly regarded schools and a handful of local shops and pubs.

DO NOT MISS YOUR CHANCE TO VIEW!!!











## Property Specification

HIGHLY SOUGHT AFTER LOCATION  
SPACIOUS LIVING ROOM  
DINING SPACE  
THREE BEDROOMS  
MODERN BATHROOM

Porch

Hall

Living Room 6.33m (20'9") max x 3.46m (11'4")

Dining Area 3.46m (11'4") x 3.23m (10'7")

Kitchen 3.04m (10') x 2.09m (6'10")

Garage

Landing

Bedroom 1 3.45m (11'4") x 3.44m (11'3")

Bedroom 2 3.44m (11'3") x 3.16m (10'4")

Bedroom 3 2.92m (9'7") x 2.27m (7'5")

Bathroom

### Agent's Note:

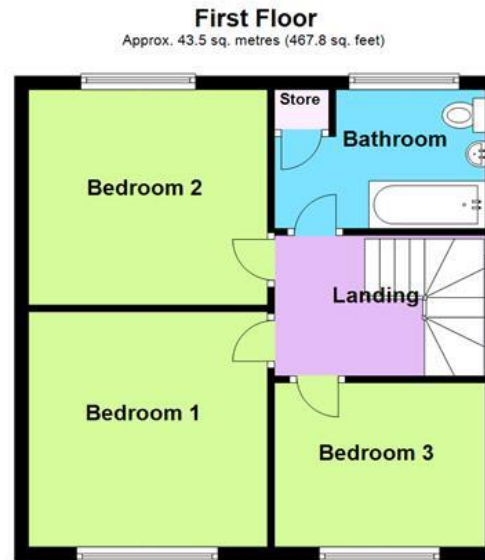
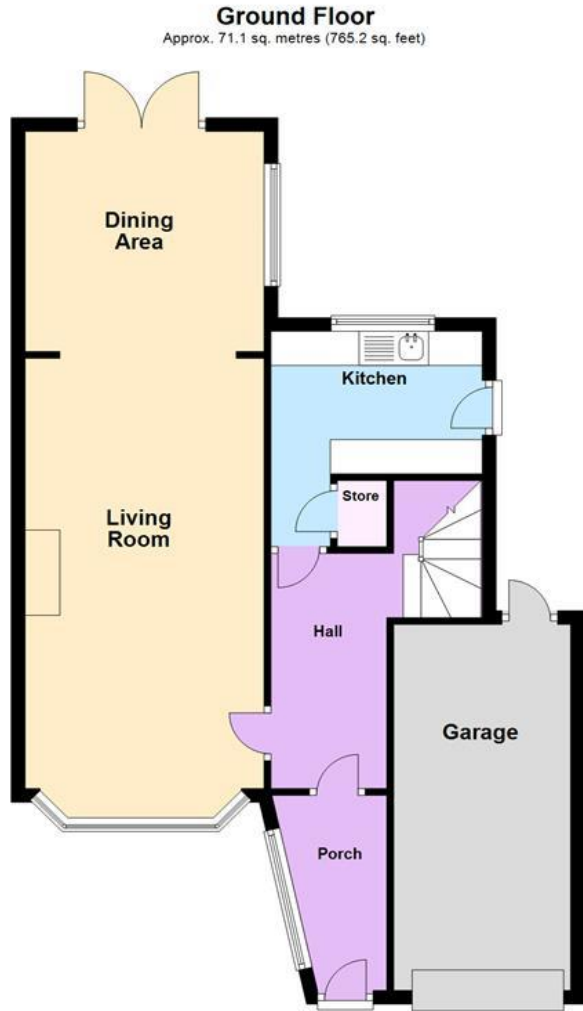
Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or 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  
Council tax band: C  
Tenure: Freehold

# Floor Plan

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



Total area: approx. 114.5 sq. metres (1232.9 sq. feet)

## Energy Efficiency Rating

**New  
Instruction  
Awaiting  
E.P.C.**

## Map Location

