



Bell Tower Close | Walsall | WS3 3FB
Offers In The Region Of £250,000

 **Webbs**
estate agents

Summary

****THREE BEDROOM TOWN HOUSE**** **THREE STOREYS** **REFITTED BREAKFAST KITCHEN** **LOUNGE DINER** **THREE DOUBLE BEDROOMS** **ENSUITE TO MASTER BEDROOM** **WALK IN WARDROBE TO MASTER** **FAMILY BATHROOM** **LANDSCAPED REAR GARDEN** **PARKING**

Webbs Estate Agents are pleased to bring to market this immaculately presented three-bedroom townhouse offers stylish and spacious living across three floors. The ground floor features a beautifully refitted breakfast kitchen, perfect for modern family life, and a bright and airy lounge diner, ideal for relaxing and entertaining.

On the first floor, there are two generously sized double bedrooms and a contemporary family bathroom. The second floor is dedicated to the impressive master suite, complete with a luxurious en-suite bathroom and a walk-in wardrobe, providing a private retreat.

Externally, the property boasts a driveway to the front and a landscaped rear garden, offering a perfect outdoor space for relaxation. This stunning townhouse combines modern living with comfort and convenience, ideal for families or professionals.

Key Features

- THREE BEDROOM TOWN HOUSE
- REFITTED BREAKFAST KITCHEN
- ENSUITE AND WALK IN WARDROBE TO MASTER BEDROOM
- IMMACULATLEY PRESENTED
- CLOSE TO ALL LOCAL AMENITIES
- THREE STOREYS
- THREE DOUBLE BEDROOMS
- ALLOCATED PARKING
- POPULAR LOCATION
- CALL WEBBS ON 01922 663399 TO SECURE YOUR VIEWING TODAY

Rooms and Dimensions

Refitted Breakfast Kitchen

9'10",2352'4" x 16'3" (3,717m x 4.965m)

Lounge

12'2" x 16'3" (3.729m x 4.965m)

First Floor Landing

Bedroom Two

12'2" x 8'4" (3.713m x 2.556)

Bedroom Three

7'9" x 12'2" (2.376m x 3.724m)

Family Bathroom

Second Floor

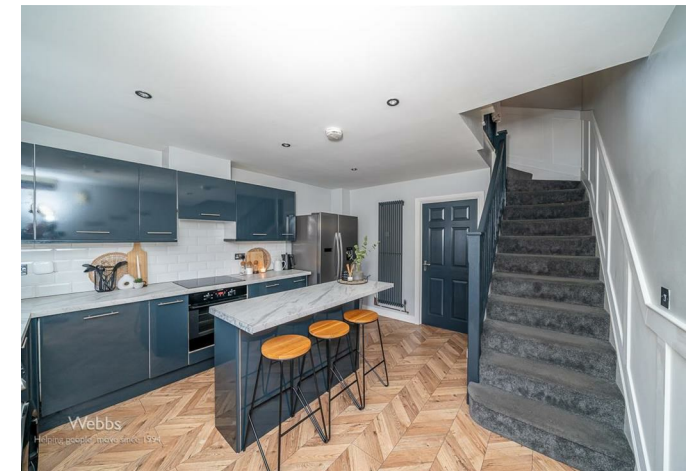
Bedroom One

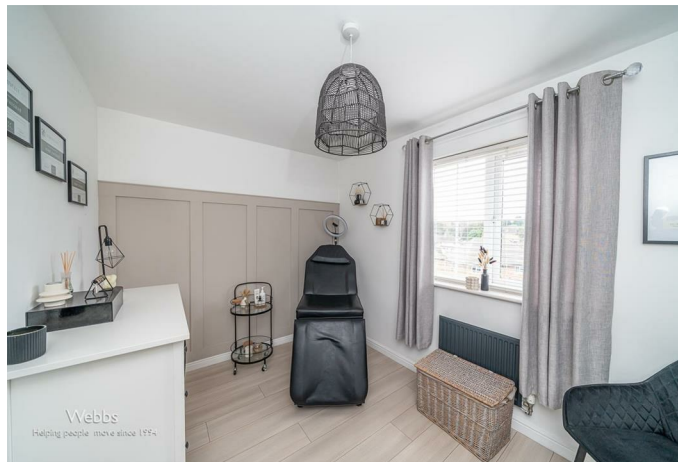
12'1" x 13'11" (3.707m x 4.264m)

Dressing Area/ Walk in Wardrobe

Ensuite

Identification Checks







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Energy Efficiency Rating: 78 (G) / 89 (B)		Environmental Impact (CO ₂) Rating: 100 (G) / 100 (G)	
Energy Efficiency Rating Legend: A (92-100), B (81-91), C (69-80), D (55-68), E (39-54), F (21-38), G (1-20)		Environmental Impact (CO ₂) Rating Legend: A (10-15), B (16-20), C (21-25), D (26-30), E (31-35), F (36-40), G (41-45)	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

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