



Webbs

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**Signal Grove, Bloxwich | Walsall | WS3 2NZ**

**Asking Price £145,000**





## Summary

**\*\* MODERN END TERRACED HOUSE \*\* IMPROVED AND WELL MAINTAINED THROUGHOUT \*\* QUIET CUL DE SAC POSITION \*\* DECEPTIVELY SPACIOUS \*\* INTERNAL VIEWING ADVISED \*\* SHOWER ROOM WC \*\* TWO GOOD SIZED BEDROOMS TO FIRST FLOOR \*\* KITCHEN WITH BOILING TAP \*\* LOUNGE/DINER \*\* TWO ALLOCATED PARKING BAYS \*\* UPVC DOUBLE GLAZING \*\* GAS CENTRAL HEATING \*\* CONVENIENT LOCATION CLOSE TO TRAIN STATION AND TOWN CENTRE SHOPS \*\* IDEAL FIRST TIME BUYER/INVESTMENT PURCHASE \*\***

Webbs Estate Agents have pleasure in offering this very well maintained modern end terraced home standing in a lovely quiet cul de sac position and situated in a popular and convenient location, being close to all local amenities, shops, schools and train station. Briefly comprising on the ground floor : Lounge/diner and kitchen. The first floor landing leads to two good sized bedrooms and shower room with WC. Externally there are communal gardens and two allocated parking bays to the fore. The property also benefits from having double glazing and gas central heating. For a viewing please call 01922 663399.

## Key Features

- WELL MAINTAINED AND IMPROVED MODERN END TERRACED HOME
- TWO GOOD SIZED BEDROOMS
- KITCHEN
- DOUBLE GLAZING AND GAS CENTRAL HEATING
- COMMUNAL GARDENS
- FANTASTIC LOCATION CLOSE TO TOWN CENTRE AND RAIL STATION
- SPACIOUS MAIN LOUNGE/DINER
- MODERN SHOWER ROOM WC
- TWO ALLOCATED PARKING BAYS
- IDEAL FOR FIRST TIME BUYERS/ INVESTORS/FAMILIES

## Rooms and Dimensions

### Reception hall

### Kitchen

12'4" x 6'3" (3.76m x 1.93m)

### Lounge/diner

13'11" x 12'4" (4.26m x 3.77m)

### First floor landing

### Bedroom one

10'3" x 10'8" (3.13m x 3.26m)

### Bedroom two

6'1" x 8'11" (1.86m x 2.74m)

### Shower room WC

### Allocated parking bays

### Communal gardens

### Identification Checks









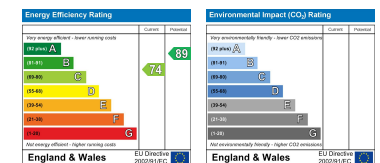
## GROUND FLOOR

## 1ST FLOOR



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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Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



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