



Webbs

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Kirkstall Crescent | Walsall | WS3 2SR

Asking Price £185,000

 **Webbs**
estate agents

Summary

****EXTENDED THREE BEDROOM TERRACE**DOWNSTAIRS SHOWER ROOM**FIRST FLOOR BATHROOM**EXTENDED KITCHEN**TWO RECPETION ROOMS**THREE GENEROUS BEDROOMS**DRIVEWAY TO THE FRONT**PRIVATE AND ENCLOSED REAR GARDEN**POPULR LOCATION**NO ONWARD CHAIN****

Welcome to Kirkstall Crescent – a beautifully extended three-bedroom terraced home, offered to the market with no onward chain, and situated in an extremely popular and convenient location. Perfectly positioned close to a wide range of local amenities including shops, well-regarded schools, and excellent road and transport links, this property is ideal for families, first-time buyers, or investors alike.

To the front of the home, a driveway provides off-street parking and leads to a welcoming entrance porch and hallway. The ground floor offers a spacious lounge, a separate dining room ideal for entertaining, and a thoughtfully extended kitchen which provides ample workspace and storage. A handy downstairs shower room adds further practicality to this already impressive layout.

Upstairs, the property boasts three generously sized bedrooms and a modern family bathroom, offering comfortable living space for all the family.

To the rear, you'll find a low-maintenance garden with stylish feature boards and paved areas – perfect for relaxing or hosting outdoor gatherings.

This well-presented home is ready to move into and must be viewed to fully appreciate the space and potential on offer. Early viewing is highly recommended.

Call Webbs on 01922 663399 to secure your viewing today!!!!

Key Features

- EXTENDED THREE BEDROOM TERRACE HOME
- NO ONWARD CHAIN
- PRIVATE AND ENCLOSED REAR GARDEN
- DOWNSTAIRS SHOWER ROOM UPSTAIRS BATHROOM
- CLOSE TO ALL LOCAL AMENITIES
- TWO RECPETION ROOMS
- DRIVEWAY
- THREE GENEROUSLY SIZED BEDROOMS
- POPULAR LOCATION
- CALL WEBBS TO SECURE YOUR VIEWING ON 01922 663399

Rooms and Dimensions

Entrance Porch

Hall

Lounge

16'8" x 12'6" (5.086m x 3.821m)

Dining Room

10'10" x 9'7" (3.321m x 2.924m)

Extended Kitchen

31'2" x 8'2" (9.506m x 2.492m)

Downstairs Shower Room

10'2" x 2'6" (3.117m x 0.766m)

First Floor Landing

Bedroom One

13'10" x 13'1" (4.234m x 4.012m)

Bedroom Two

13'0" x 9'8" (3.981m x 2.957m)

Bedroom Three

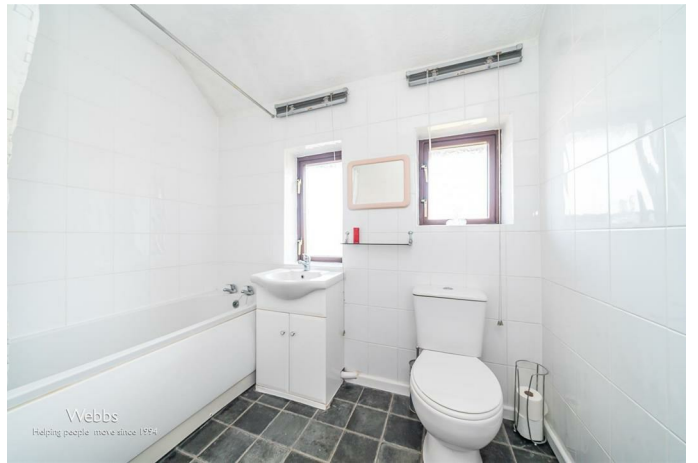
8'8" x 7'8" (2.644m x 2.351m)

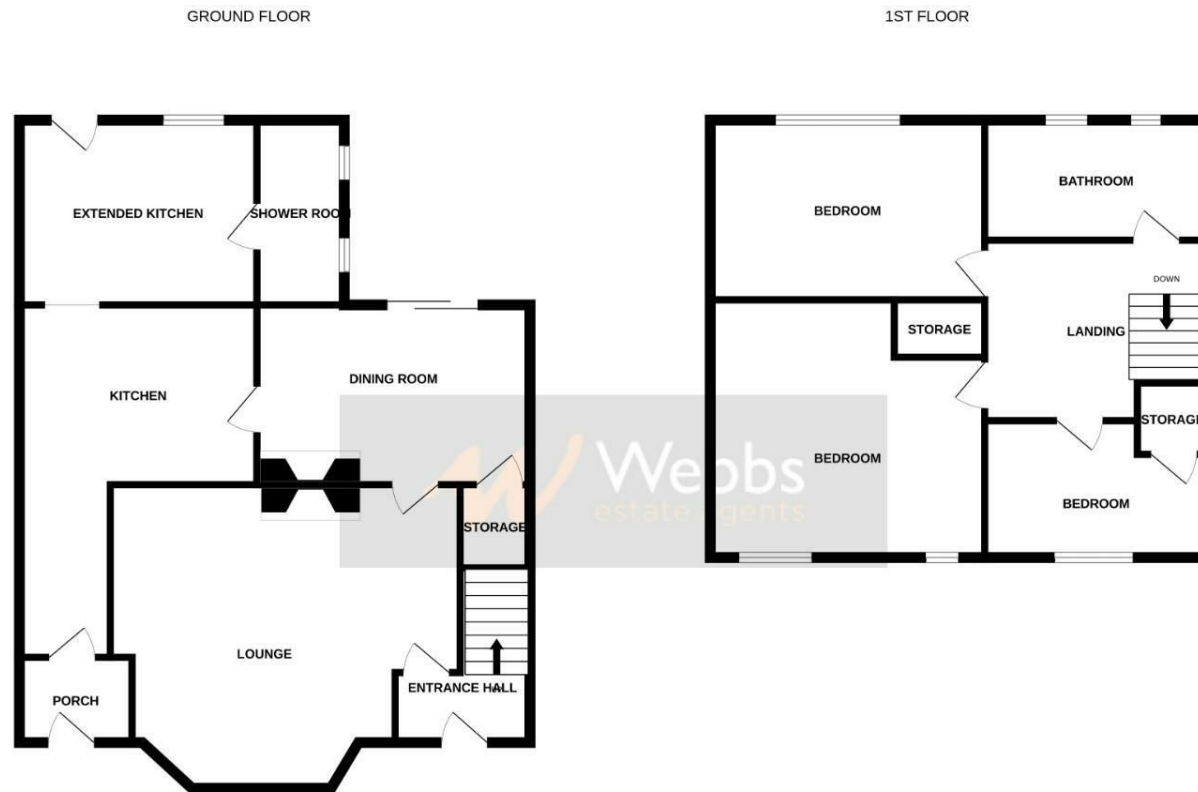
Family Bathroom

7'10" x 5'6" (2.403m x 1.683m)

Identification Checks B

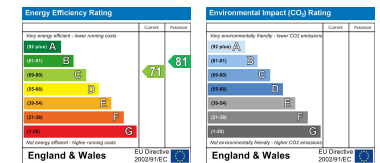






Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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