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## Summary

**\*\* HIGHLY IMPRESSIVE CORNER POSITIONED DETACHED BUNGALOW \*\* NO ONWARD CHAIN \*\* DESIRABLE LOCATION LOOKING ONTO KING GEORGES PARK PLAYING FIELDS \*\* FOUR DOUBLE SIZED BEDROOMS(POTENTIALLY FIVE) \*\* GENEROUS MAIN LIVING ROOM \*\* MODERN RE FITTED KITCHEN BREAKFAST ROOM WITH UTILITY AREA \*\* \*\* BATH/SHOWER ROOM AND WC \*\* FURTHER WET ROOM WC \*\* GATED IN AND OUT DRIVE WITH AMPLE PARKING \*\* GENEROUS LAWNED SIDE GARDEN \*\* PRIVATE AND ENCLOSED LOW MAINTENANCE REAR GARDEN WITH OUTSIDE BAR/ENTERTAINMENT ROOM \*\* POTENTIAL TO EXTEND (STP) \*\***

WEBBS ESTATE AGENTS are delighted to bring to market this beautifully appointed, impressive and extended FOUR DOUBLE BEDROOM DETACHED BUNGALOW immaculately maintained throughout and situated in a sought after location close looking onto King Georges Park playing fields and close to amenities, shops, railway and golf club. Internally comprising of a spacious main reception hallway, four bedrooms, bath/shower room and WC, main living room, sitting/dining room/potential bedroom five, kitchen, breakfast room and utility area and a further wet room WC. Externally there is AMPLE off road parking to the front via the gated in and out driveway, generous lawned side garden, private low maintenance rear garden with bar/entertainment room.. For a viewing contact our Bloxwich office on 01922 663399.

## Key Features

- SOLD BY MODERN METHOD OF AUCTION WITH NO ONWARD CHAIN, BUYERS FEES APPLY
- DESIRABLE LOCATION LOOKING ONTO ST GEORGES PARK PLAYING FIELDS
- FOUR DOUBLE BEDROOMS(POTENTIALLY FIVE) AND TWO LARGE RECEPTION ROOMS
- MAIN BATH/SHOWER ROOM AND FURTHER WET ROOM WC
- PRIVATE AND ENCLOSED LOW MAINTENANCE REAR GARDEN
- HIGHLY IMPRESSIVE CORNER SET DETACHED BUNGALOW
- EXTENDED , IMPROVED AND IMMACULATLEY MAINTAINED THROUGHOUT
- STUNNING FITTED KITCHEN AND ADJOINING BREAKFAST ROOM WITH UTILITY AREA
- IN AND OUT GATED DRIVEWAY WITH GENEROUS SIDE GARDEN
- OUTSIDE BAR/ENTERTAINMENT ROOM

## Rooms and Dimensions

### Main reception hallway

### Family bath/shower room WC

8'7" x 7'6" (2.64m x 2.30m)

### Main living room

18'11" x 11'1" (5.77m x 3.39m)

### Bedroom two

11'0" x 9'4" (3.37m x 2.85m)

### Bedroom one

12'2" x 11'0" (3.73m x 3.36m)

### Sitting/dining room/bedroom five

12'3" x 10'11" (3.74m x 3.34m)

### Modern re fitted kitchen

14'11" x 10'8" (4.55m x 3.27m)

### Breakfast room/ utility area

14'11" x 8'2" (4.57m x 2.51m)

### Inner hallway

### Wetroom WC

7'7" x 5'5" (2.33m x 1.67m)

### Bedroom three

11'10" x 11'5" (3.63m x 3.49m)

### Bedroom four

11'6" max 5'10" min x 16'9" max 8'1" min (3.53m max 1.78m min x 5.12m max 2.47m min)

### Gated in and out front driveway and garden

### Generous lawned side garden

### Outside bar and entertainment room

11'9" x 8'11" (3.59m x 2.74m)

### Private and enclosed low maintenance rear garden

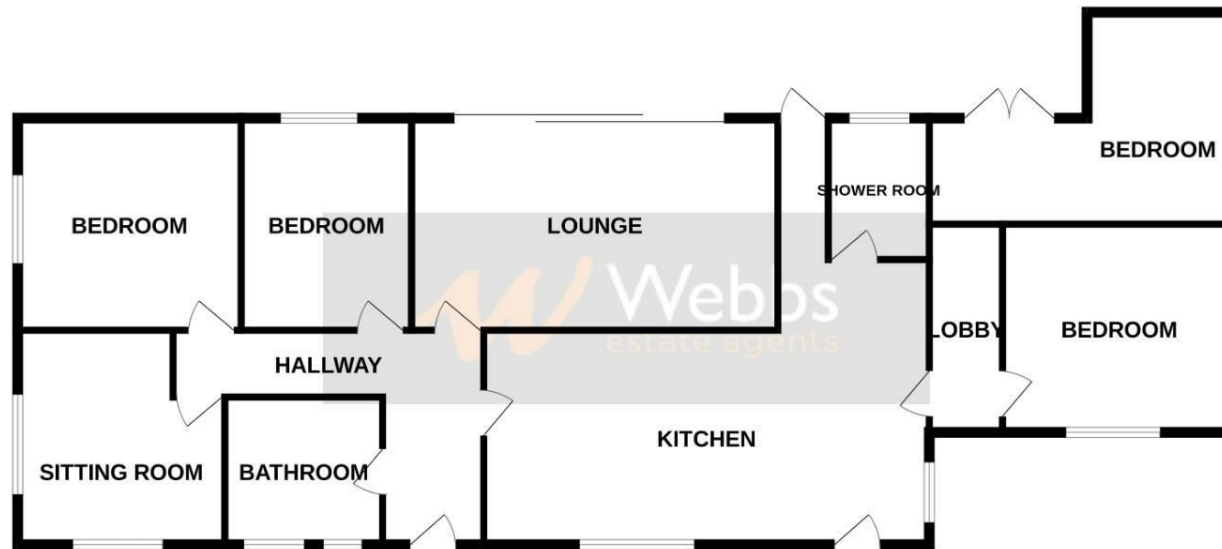
### Identification Checks





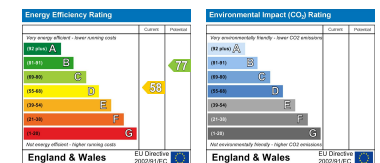


## GROUND FLOOR



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.



212 High Street, Bloxwich, Walsall, WS3 3LA

Tel: 01922 663399 | Email: [bloxwich@webbestateagents.co.uk](mailto:bloxwich@webbestateagents.co.uk) | [www.webbestateagents.co.uk](http://www.webbestateagents.co.uk)

