

Norton Road | Walsall | WS3 4AY £200,000



## **Summary**

\*\* IMPRESSIVE TRADITIONAL VICTORIAN MID TERRACED HOUSE \*\* DECEPTIVELY SPACIOUS \*\* RETAINING MANY ORIGINAL FEATURES THROUGHOUT \*\* TWO DOUBLE BEDROOMS \*\* FIRST FLOOR SHOWER ROOM AND WC \*\* LIVING ROOM \*\* FRONT SITTING ROOM \*\* OPEN PLAN KITCHEN DINING ROOM \*\* GUEST WC \*\* PRIVATE LOW MAINTENANCE REAR GARDEN \*\* DOUBLE GLAZING \*\* GAS CENTRAL HEATING \*\* FASY ACCESS TO SHOPS. SCHOOLS, AMENITIES AND PELSALL COMMON \*\*

Webbs Estate Agents have pleasure in offering this traditional victorian mid terraced home retaining many original features throughout whilst situated in a popular and convenient location, being close to all local amenities, shops, schools and Pelsall common. Briefly comprising on the ground floor: Entrance porch, reception hallway, living room, front sitting room, open plan kitchen with lantern roof and guest WC. The first floor landing leads to two double bedrooms and shower room WC. Externally there is a low maintenance private garden to the rear with access to a parking bay. For a viewing please call 01922 663399.

## **Key Features**

- TRADITIONAL VICTORIAN TERRACE RETAINING MANY ORIGINAL FEATURES AND CHARM
- TWO DOUBLE BEDROOMS
- TWO LARGE RECEPTION ROOMS
- FANTASTIC LOCATION WITH EASY ACCESS TO SHOPS, SCHOOLS AND
  PRIVATE AND ENCLOSED REAR GARDEN PELSALL COMMON
- REAR PARKING BAY

- SPACIOUS AND EXTENDED LIVING ACCOMMODATION
- FIRST FLOOR SHOWER ROOM WC AND GROUND FLOOR WC
- IMPRESSIVE OPEN PLAN KITCHEN DINING ROOM WITH LANTERN ROOF

## **Rooms and Dimensions**

**Entrance porch** 

**Reception hall** 

Front sitting room

12'7" x 9'3" (3.85m x 2.83m)

Living room

13'9" x 9'10" (4.21m x 3.01m)

Kitchen dining room

17'4" x 9'3" (5.30m x 2.84m)

**Guest WC** 

First floor landing

Bedroom one

12'9" x 11'0" (3.89m x 3.37m)

Bedroom two

10'1" x 9'8" (3.09m x 2.95m)

Shower room WC

8'11" x 3'9" (2.72m x 1.15m)

Private and enclosed rear garden

Rear parking bay

**Identification Checks** 



















GROUND FLOOR 1ST FLOOR



What every attempt has been made to ensure the accuracy of the Scorpian contained here, measurements of dozen, windows, comits and any other items are approximate and no responsible to laters for any error, omiscion or miss estatement. The plan is the filed table purposes only and should be used as such by any prospective purchase. The errords, splan each grape prospective purchase. The errords, splan each grape entire them not been retained and no guarantee as to that the each grape efficiency can be compared to the entire of the compared of the c

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