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Long Lane | Newton, Great Wyrley, Walsall | WS6 6AU
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Summary

HEAVILY EXTENDED THREE BEDROOM HOMETWO RECEPTION ROOMS**STUNNING LIVING KITCHEN DINER**SEPERATE UTILITY**MASTER SUITE WITH WALK IN WARDROBE AND ENSUITE**LARGE FAMILY HOME**VIEWING ESSENTIAL**ENVIALE LOCATION**POTENTIAL TO EXTENDED FURTHER STPP**

Nestled in the desirable area of Long Lane, Walsall, this semi-detached house has been significantly improved and extended, offering a perfect blend of modern living and comfort. As you approach the property, you are greeted by a spacious block-paved driveway complemented by a well-maintained lawn, providing ample parking and an inviting entrance. Upon entering, you will find a welcoming entrance porch leading into a hallway that sets the tone for the rest of the home. The ground floor boasts two reception rooms, including a charming dining room and an extended lounge that flows seamlessly into a sunroom, perfect for enjoying the natural light and views of the garden. The heart of the home is undoubtedly the stunning open-plan living kitchen diner, which features integrated appliances and a separate utility room, making it ideal for both entertaining and everyday family life. Venturing to the first floor, you will discover three generously sized bedrooms, each offering a comfortable retreat. The master suite is particularly impressive, featuring an en suite bathroom and a walk-in wardrobe, providing both luxury and convenience. The family bathroom on this level is equally stunning, designed to cater to the needs of a modern family. The private and enclosed rear garden is a delightful outdoor space, mainly laid to lawn with a paved patio area, perfect for alfresco dining or simply enjoying the tranquillity of your surroundings. This property truly offers a wonderful opportunity for family living in a sought-after location, combining space, style, and practicality. Don't miss the chance to make this exceptional house your new home.

Key Features

- HEAVILY EXTENDED THREE BEDROOM HOME
- TWO RECEPTION ROOMS
- MASTER SUITE WITH EN SUITE AND WALK IN WARDROBE
- STUNNING FAMILY BATHROOM
- ENVIALE LOCATION
- STUNNING OPEN PLAN LIVING KITCHEN DINER
- UTILITY ROOM
- TWO FURTHER GENEROUS ROOMS
- GENEROUS LANDSCAPED REAR GARDEN
- CALL WEBBS ON 01922 663399 TO SECURE YOUR VIEWING TODAY!!!

Rooms and Dimensions

Entrance Porch

Hall

Sitting Dining Room

12'0" x 12'0" (3.662m x 3.682m)

Lounge & Sun Room

23'8" x 12'10" (7.230m x 3.925m)

Breakfast Kitchen

20'1" x 18'11" (6.140m x 5.780m)

Utility Room

10'5" x 5'3" (3.196m x 1.613m)

First Floor Landing

Bedroom One

18'10" x 16'1" (5.760m x 4.926m)

En Suite

5'6" x 5'11" (1.683m x 1.827m)

Walk In Wardrobe

7'8" x 4'8" (2.360m x 1.430m)

Bedroom Two

11'10" x 10'9" (3.619m x 3.301m)

Bedroom Three

11'2" x 13'0" (3.404m x 3.964m)

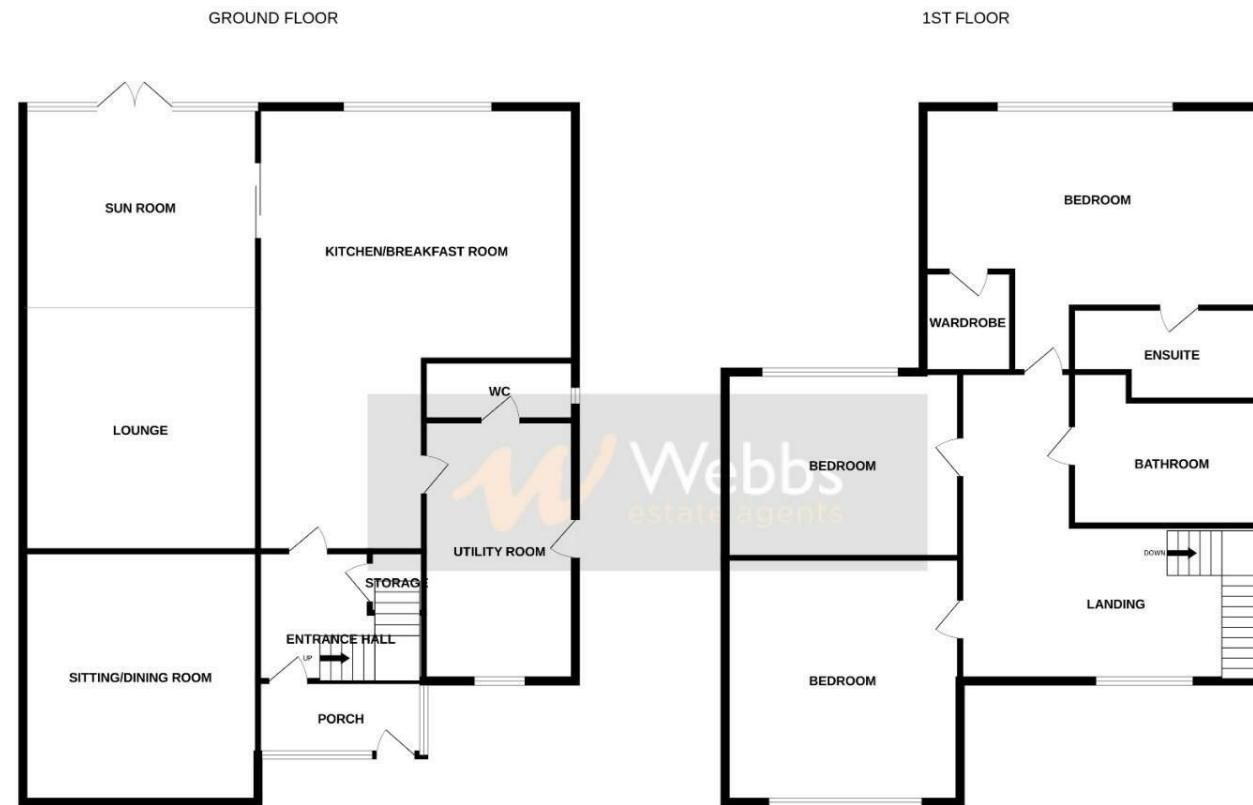
Family Bathroom

10'5" x 10'3" (3.183m x 3.129m)

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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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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
Band A	B	Band A	B
Band B	C	Band B	C
Band C	D	Band C	D
Band D	E	Band D	E
Band E	F	Band E	F
Band F	G	Band F	G
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

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