



Manor Road | Walsall | WS2 9PU

Offers In The Region Of £175,000





# Summary

**\*\*THREE BEDROOM MID TERRACE HOME\*\*TWO RECEPTION ROOMS\*\*FITTED KITCHEN AND BATHROOM\*\*MATURE REAR GARDEN\*\*HIGHLY SORT AFTER LOCATION\*\*PERFECT FIRST TIME BUY OR INVESTMENT PROPERTY\*\*VIEWING ESSENTIAL\*\***

Nestled on the desirable Manor Road in Walsall, this charming three-bedroom mid-terrace home presents an excellent opportunity for both first-time buyers and savvy investors. The property is ideally located, offering easy access to a variety of local amenities, including shops, schools, and transport links, making it a convenient choice for families and commuters alike. Upon entering, you are welcomed by two spacious reception rooms that provide ample space for relaxation and entertaining. The fitted kitchen is functional and well-equipped, catering to all your culinary needs. The first floor boasts three generous bedrooms, each offering a comfortable retreat for rest and relaxation. Completing this delightful home is a well-appointed bathroom, ensuring convenience for the whole family. To the rear, you will find a mature garden, perfect for enjoying the outdoors, whether it be for gardening, play, or simply unwinding after a long day. This property is a true gem in a sought-after location, combining comfort, space, and accessibility. It is an ideal choice for those looking to establish themselves in a vibrant community. Do not miss the chance to make this lovely house your new home.

## Key Features

- THREE BEDROOM MID TERRACE
- FITTED KITCHEN
- THREE GENEROUS BEDROOMS
- HIGHLY SORT AFTER LOCATION
- VIEWING ESSENTIAL
- TWO RECEPTION ROOMS
- FITTED BATHROOM
- MATURE REAR GARDEN
- PERFECT FIRST TIME BUY OR INVESTMENT
- CALL WEBBS TO SECURE YOUR VIEWING ON 01922663399!!

## Rooms and Dimensions

**Lounge**  
13'8" x 12'2" (4.168m x 3.717m)

**Dining Room**  
12'4" x 12'5" (3.767m x 3.794m)

**Kitchen**  
10'11" x 7'1" (3.352m x 2.168m)

**Lobby**

**Bathroom**  
6'9" x 5'5" (2.072m x 1.672m)

**First Floor Landing**

**Bedroom One**  
12'5" x 11'3" (3.808m x 3.446m)

**Bedroom Two**  
12'4" x 9'8" (3.781m x 2.947m)

**Bedroom Three**  
10'10" x 7'0" max (3.310m x 2.144m max)

**Identification Checks B**



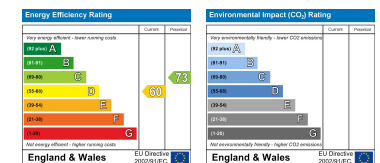






Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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