



Webbs

Helping people move since 1924

Daw End | Rushall, Walsall | WS4 1LH
Offers In The Region Of £400,000

 **Webbs**
estate agents

Summary

** EXTENDED AND IMPROVED THREE/ FOUR BEDROOM DETACHED HOME ** STUNNING THROUGHOUT ** CANALSIDE LOCATION WITH MOORING ** TWO RECEPTION ROOMS ** CONSERVATORY ** REFITTED & EXTENDED KITCHEN ** DOWNSTAIRS BEDROOM WITH SHOWER ROOM ** 3 FIRST FLOOR BEDROOMS ** FAMILY BATHROOM ** AMPLE DRIVEWAY PARKING ** LOW MAINTENANCE TERRACED REAR GARDEN ** EARLY VIEWING ESSENTIAL ***

This extended and improved three-bedroom detached home in a canal side location in Rushall, close to schools and amenities it offers spacious and versatile living, making it an ideal choice for family living. With a generous driveway to the front and a low maintenance terrace / private garden to the rear. The ground floor begins with an entrance hall leading to two well-proportioned reception rooms with a conservatory off to the rear. The refitted extended kitchen/diner is both stylish and functional, with access off to the converted garage providing a downstairs bedroom with shower room which offers versatility, perfect for guests, a home office, or additional living space. On the first floor, there are three bedrooms and a family bathroom. To the rear there is an enclosed low maintenance terraced garden with access down to the canal side. This home offers a flexible layout for spacious family living. Early viewing is highly recommended to fully appreciate all it has to offer!

Key Features

- SUPERB CANAL SIDE LOCATION
- CUL DE SAC LOCATION
- 3/4 BEDROOMS, GF WITH SHOWER ROOM
- BREAKFAST KITCHEN
- FAMILY BATHROOM
- AMPLE PARKING TO FRONT
- DETACHED HOME
- LOUNGE / DINER
- CONSERVATORY
- EARLY VIEWING ESSENTIAL

Rooms and Dimensions

ENTRANCE HALL

LIVING ROOM

13'11" x 11'11" (4.26 x 3.64)

DINING AREA

9'3" x 10'11" (2.82 x 3.35)

CONSERVATORY

11'2" x 18'6" (3.42 x 5.66)

KITCHEN / DINER

17'0" x 15'8" (5.19 x 4.79)

GROUND FLOOR BEDROOM

7'6" x 10'9" (2.29 x 3.29)

SHOWER ROOM

7'5" x 5'6" (2.28 x 1.7)

FIRST FLOOR LANDING

BEDROOM ONE

12'11" x 11'10" (3.95 x 3.62)

BEDROOM TWO

9'3" x 11'6" (2.83 x 3.51)

BEDROOM THREE

7'4" x 9'1" (2.24 x 2.79)

FAMILY BATHROOM

5'5" x 8'9" (1.66 x 2.67)

OUTSIDE

Identification Checks

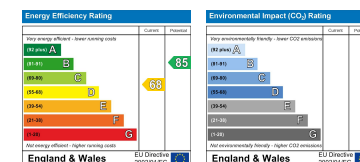






Webbs
estate agents

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.



28 High Street, Aldridge, Walsall, WS9 8LZ

Tel: 01922 288800 | Email: aldridge@webbestateagents.co.uk | www.webbestateagents.co.uk

Webbs
estate agents