



Connells

Hough Road
WALSALL



Property Description

Conveniently located close to transport links and amenities, this well presented end terrace property offers a perfect opportunity for first time buyers or investors and briefly comprises of entrance hall, lounge, fitted kitchen, first floor bathroom, two double bedrooms and extensive rear garden.

Access Via

A uPVC door opening into:

Entrance Hall

Having stairs rising to first floor, double glazed window to the front, radiator, door to kitchen and door to:

Lounge

10' 6" max x 19' 4" max (3.20m max x 5.89m max)

Having double glazed windows to front and rear, two radiators, feature electric fireplace.

Fitted Kitchen

8' 5" max x 9' 4" max (2.57m max x 2.84m max)

Having a double glazed window to the rear, a range of fitted wall and base units with work-tops over, cooker point, plumbing for washing machine, stainless steel sink and drainer, GCH boiler, under-stairs storage area and double glazed door to garden.

First Floor

Landing

Having a double glazed window to the side, loft access point and doors to:

Bedroom One

16' 1" max x 9' 6" max (4.90m max x 2.90m max)

Having two double glazed windows to the front, radiator and built-in storage cupboard.

Bedroom Two

11' 7" x 9' 4" (3.53m x 2.84m)

Having a double glazed window to the rear and radiator.

Bathroom

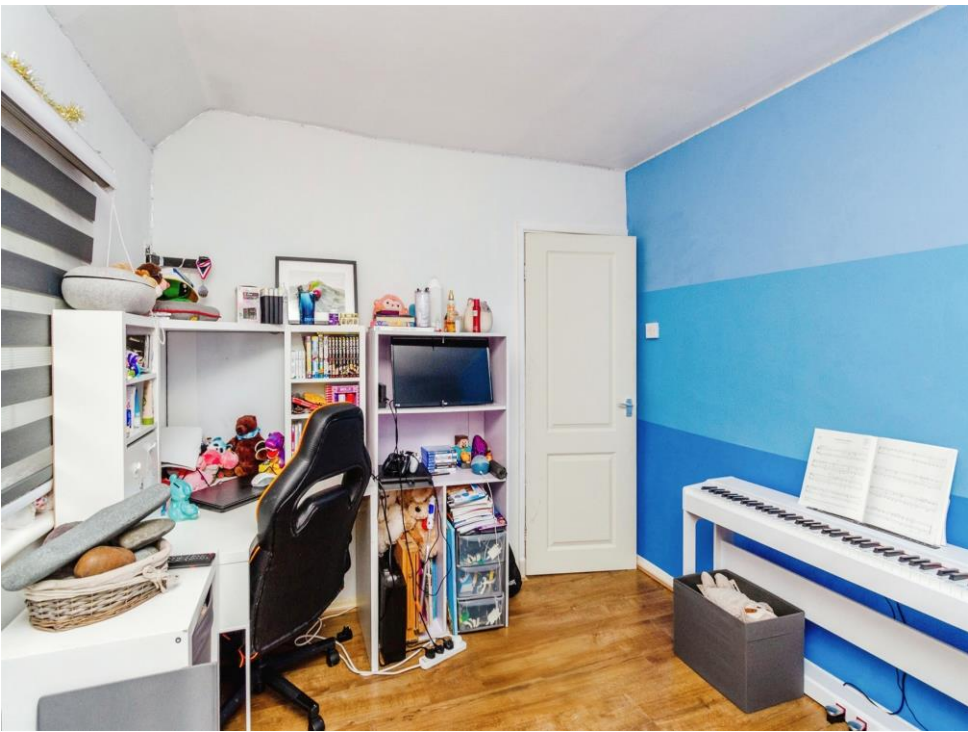
Having a double glazed window to the rear, bath with electric shower over, vanity unit with wash-hand basin, low level wc, complementary tiling and radiator.

Outside

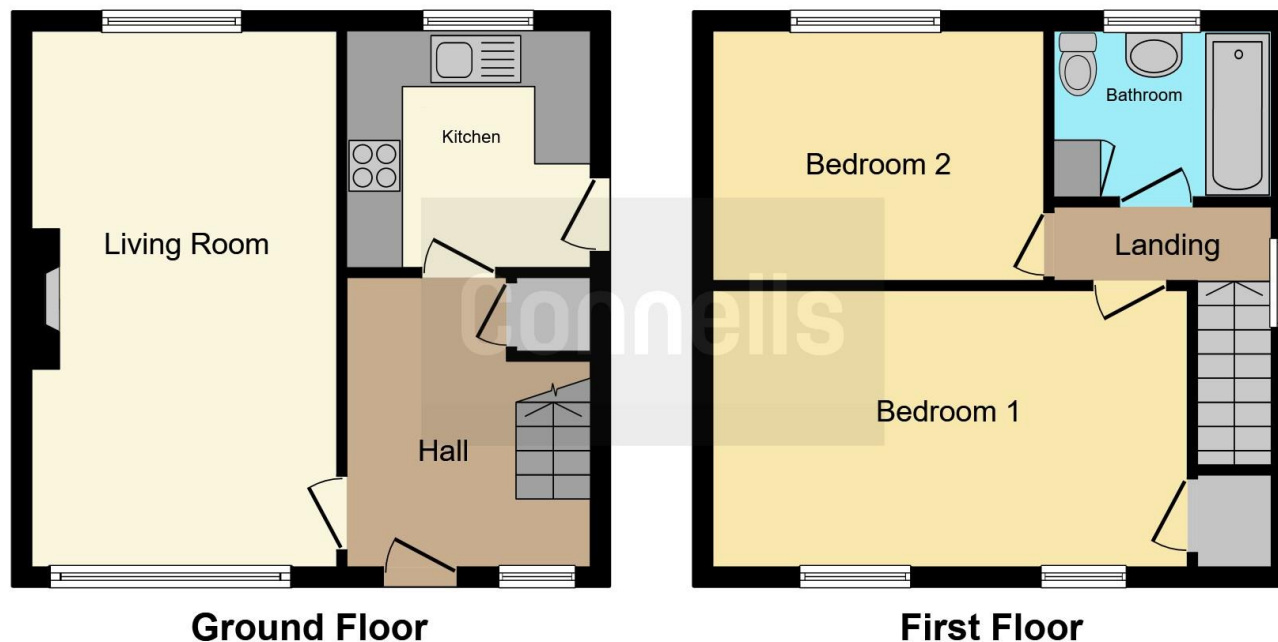
To the rear of the property is an extensive enclosed lawned garden, paved patio area, storage outbuilding, gated side and rear access.

To the front of the property is a lawned fore-garden.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D

Tenure: Freehold

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