



Connells

Brookfield Road
Walsall



Property Description

An ideal opportunity to purchase this well maintained three bedroom mid terrace property benefiting from No Upward Chain and situated within a sought after location within easy reach of Aldridge village. The property offers spacious accommodation and briefly comprises of entrance hall, two reception rooms, fitted kitchen, first floor bathroom and enclosed rear garden.

Access Via

A uPVC door opening into:

Entrance Hall

Having stairs rising to first floor, radiator, tiled floor and doors to:

Front Reception Room

12' 8" x 10' 4" into recess (3.86m x 3.15m into recess)

Having a double glazed window to the front, feature electric fireplace and laminate flooring.

Rear Reception Room

11' 9" into recess x 11' 7" max (3.58m into recess x 3.53m max)

Having a double glazed window to the rear, feature electric fireplace, radiator and laminate flooring.

Fitted Kitchen

11' 8" max x 8' 6" into recess (3.56m max x 2.59m into recess)

Having a double glazed window and door to the rear, a range of fitted wall and base units with work-tops over, integrated oven and hob with extractor over, one and a half bowl sink and drainer with mixer tap, space for fridge/freezer, plumbing for washing machine, space for appliances, GCH boiler, radiator and tiled floor.



First Floor

Landing

Having loft access point, cupboard housing water tank and doors to:

Bedroom One

17' max into wardrobe x 11' 9" max (5.18m max into wardrobe x 3.58m max)

Having a double glazed window to the rear, fitted wardrobes and radiator.

Bedroom Two

13' max x 11' 2" max (3.96m max x 3.40m max)

Having a double glazed window to the front and radiator.

Bedroom Three

9' 6" x 7' 5" (2.90m x 2.26m)

Having a double glazed window to the front and radiator.

Bathroom

Having two double glazed windows to the rear, bath with shower over, wash-hand basin, low level wc, heated towel rail and complementary tiling.

Outside

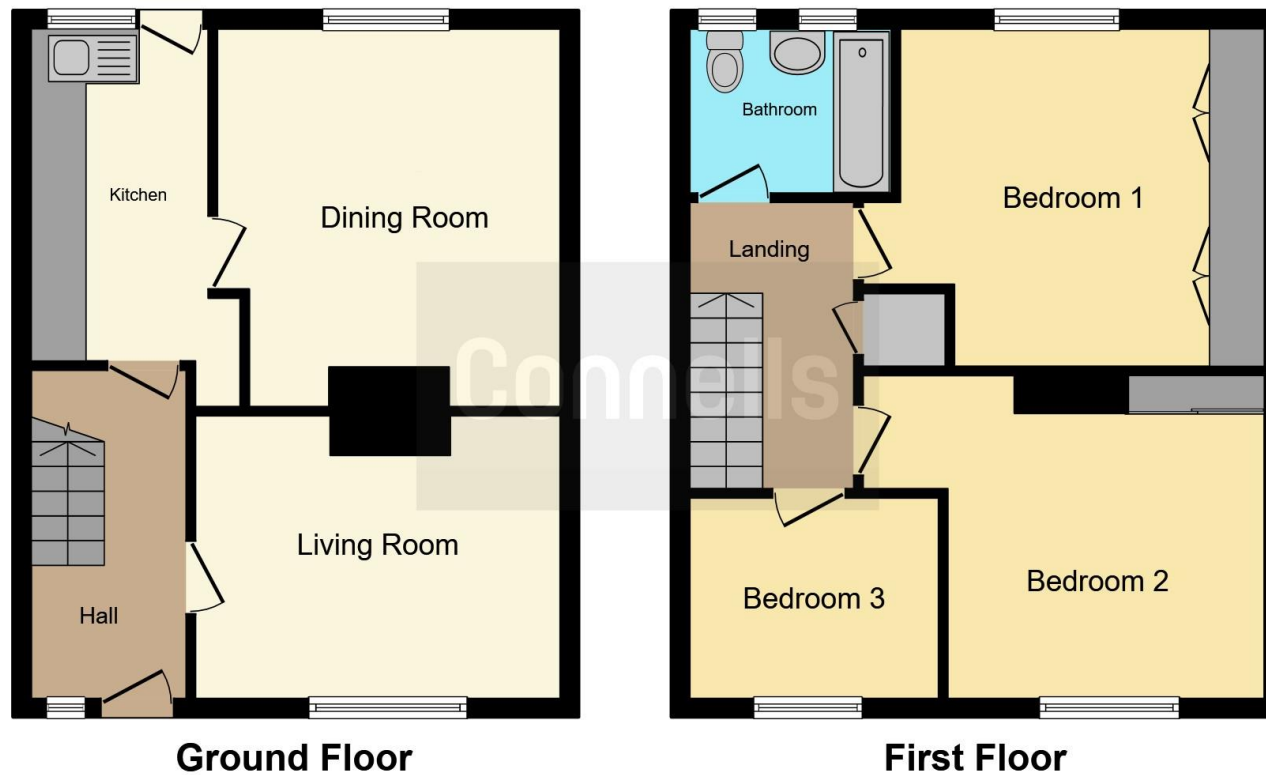
To the rear of the property is an enclosed lawned garden having slabbed patio area, outbuildings and gate providing side access.

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: C

Tenure: Freehold

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