



Connells

Argyle Road
Walsall



Property Description

Situated within a sought-after location near to Walsall Arboretum, well regarded schools, local amenities and excellent transport links, this much improved four bedroom semi-detached property enjoys an idyllic position with open aspect views to the rear. Offering spacious living accommodation the property briefly comprises of porch entrance, reception hallway, lounge, fitted breakfast kitchen, utility room, ground floor wet-room, first floor bathroom, enclosed rear garden, garage and driveway providing ample off road parking.

Access Via

A composite door opening into:

Porch Entrance

Having ceiling spotlights and part glazed door to:

Reception Hallway

Having stairs rising to first floor, parquet flooring, radiator and door to:

Lounge

14' 5" x 13' 7" max (4.39m x 4.14m max)

Having a double glazed bow window to the front, log burner, radiator and door to:

Fitted Breakfast Kitchen

17' 10" x 9' 4" (5.44m x 2.84m)

Having a double glazed window to the rear, a range of fitted wall and base units with work-tops over, one and a half bowl ceramic sink and drainer with mixer tap, integrated high level double oven, integrated hob, dishwasher and fridge/freezer, tiling to splashbacks, radiator, ceiling spotlights, tiled floor, double glazed french doors to rear garden and door to:

Utility Room

8' 8" x 7' 5" (2.64m x 2.26m)

Having a double glazed window to the side, ceiling spotlights, fitted wall and base units with work-tops over, plumbing for washing machine, storage cupboard, tiled floor and doors to:

Wet Room

Having walk-in shower cubicle, ceiling spotlights, vanity unit with wash-hand basin, low level wc, heated towel rail, complementary tiling and tiled floor.

Bedroom Four

13' max x 7' 8" max (3.96m max x 2.34m max)

Having double glazed windows to rear and side, radiator.

First Floor

Landing

Having a double glazed window to the side, loft access point (boarded with light/power points and ladder) storage cupboard and doors to:

Bedroom One

11' 8" into wardrobe x 11' 3" (3.56m into wardrobe x 3.43m)

Having a double glazed window to the rear, built-in wardrobes and radiator.

Bedroom Two

11' 6" x 11' 6" into wardrobe (3.51m x 3.51m into wardrobe)

Having a double glazed window to the front, built-in wardrobes and radiator.

Bedroom Three

8' 3" max x 7' 9" max (2.51m max x 2.36m max)

Having a double glazed window to the front, storage cupboard and radiator.

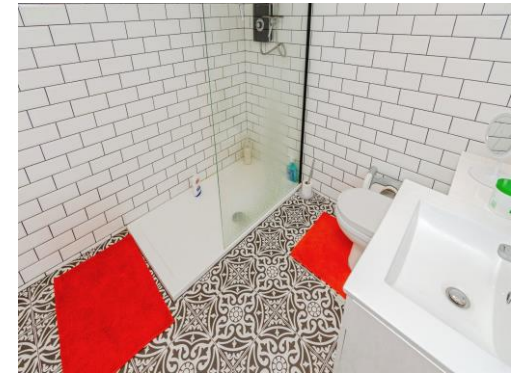
Bathroom

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

Outside

To the rear of the property is an enclosed lawned garden, with panel fencing, decked patio area, timber shed, coldwater tap and gate providing side access.

To the front of the property is a block paved driveway providing ample off road parking.









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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57-59 Bridge Street
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EPC Rating: D Council Tax
 Band: D

Tenure: Freehold

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