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FOR SALE

Webbs

Helping people move since 1994

Brook House Lane | Featherstone, Wolverhampton | WV10 7AW

Offers Over £210,000



Summary

** EXTENDED SEMI DETACHED HOME ** POTENTIAL TO EXTEND FURTHER (FOOTINGS ALREADY IN) ** TWO GENEROUS BEDROOMS ** REFITTED FAMILY BATHROOM
** RE-FITTED KITCHEN DINER ** LOUNGE ** SITTING ROOM ** GARAGE ** PRIVATE DRIVEWAY ** LANDSCAPED GARDEN ** UPVC DOUBLE GLAZING ** GAS CENTRAL HEATING **

Webbs Estate Agents are pleased to offer for sale a WELL PRESENTED HOME which has been improved by its current owners and within excellent school catchments, local amenities, and transport links. In brief consisting of an entrance, a spacious lounge, and a well-equipped refitted kitchen with doors leading to the sitting room /snug. To the first floor there are two generous bedrooms and a refitted bathroom, the enclosed landscaped rear garden has an astroturf lawn, a block-paved patio area, a block-built and clad outbuilding, a garage, and a private driveway providing ample off-road parking. EARLY VIEWING IS ADVISED TO AVOID DISAPPOINTMENT.

Key Features

Rooms and Dimensions

HALLWAY

LOUNGE

13'2" x 11'2" (4.02m x 3.42m)

KITCHEN

13'10" x 7'4" (4.23m x 2.26m)

SUN ROOM

15'11" x 7'1" (4.87m x 2.17m)

LANDING

BEDROOM 1

11'10" x 10'9" (3.62m x 3.29m)

BEDROOM 2

9'1" x 7'9" (2.78m x 2.38m)

BATHROOM

6'7" x 5'7" (2.03m x 1.71m)

OUTSIDE

COAL MINING

CONNECTIVITY:

PARKING

PROPERTY TYPE & CONSTRUCTION

ROOMS

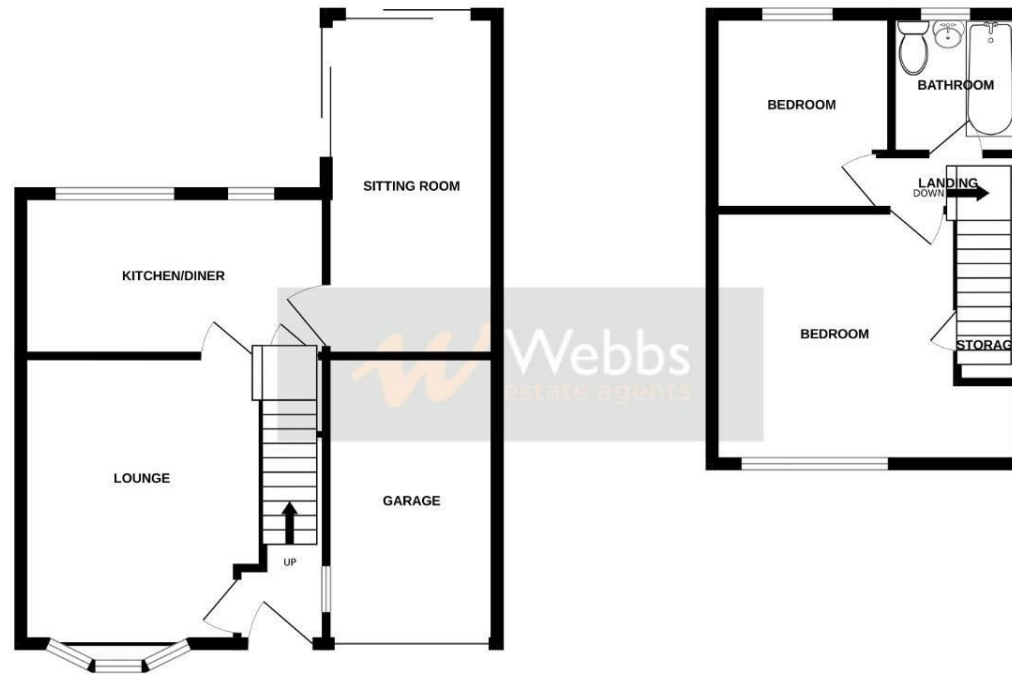
UTILITIES





GROUND FLOOR

1ST FLOOR



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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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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
<p>Key Average Annual - Meter Reading costs</p> <p>100-150 kWh/m² A</p> <p>150-200 kWh/m² B</p> <p>200-250 kWh/m² C</p> <p>250-300 kWh/m² D</p> <p>300-350 kWh/m² E</p> <p>350-400 kWh/m² F</p> <p>400-450 kWh/m² G</p>	<p>84</p>	<p>Key Annual CO₂ emissions - Meter Reading costs</p> <p>100-150 g/m² A</p> <p>150-200 g/m² B</p> <p>200-250 g/m² C</p> <p>250-300 g/m² D</p> <p>300-350 g/m² E</p> <p>350-400 g/m² F</p> <p>400-450 g/m² G</p>	<p>84</p>
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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