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Lilac Lane | Walsall | WS6 6HQ

Offers Over £269,950

 **Webbs**
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Summary

**** WELL PRESENTED ** SOUGHT AFTER LOCATION ** EXCELLENT SCHOOL CATCHMENTS ** THREE BEDROOM SEMI DETACHED HOME ** GROUND FLOOR SHOWER ROOM ** LARGE LOUNGE DINER ** REFITTED BATHROOM ** ENCLOSED REAR GARDEN ** AMPLE OFF ROAD PARKING ** EARLY VIEWING ADVISED ****

Webbs Estate Agents are pleased to offer for sale a well-presented and spacious semi-detached home offering excellent schools, transport links via road and rail, local shops and amenities.

In brief consisting of entrance porch and hallway, spacious lounge diner with French doors opening out onto the rear garden, a modern well equipped kitchen, large utility room, ground floor shower room and an integral garage.

To the first floor there are three bedrooms and a re-fitted family bathroom, externally the enclosed rear garden has a patio seating area, ample off road parking is provided by cobbled driveway and single garage, VIEWING STRONGLY ADVISED

Key Features

- WELL PRESENTED
- LARGE LOUNGE DINER
- ENCLOSED REAR GARDEN
- MODERN KITCHEN
- EXCELLENT TRANSPORT LINKS
- THREE BEDROOMS
- EXCELLENT SCHOOLS
- GROUND FLOOR SHOWER ROOM
- REFITTED FAMILY BATHROOM
- VIEWING STRONGLY ADVISED

Rooms and Dimensions

ENTRANCE PORCH AND HALLWAY

SPACIOUS LOUNGE DINER

22'11 x 10'10 (6.99m x 3.30m)

MODERN KITCHEN

10'5 x 9'1 (3.18m x 2.77m)

UTILITY ROOM

11'5 x 7'4 (3.48m x 2.24m)

GROUND FLOOR SHOWER ROOM

7'6 x 2'11 (2.29m x 0.89m)

GARAGE

11'4 x 7'4 (3.45m x 2.24m)

LANDING

BEDROOM ONE

11'0 x 10'10 (3.35m x 3.30m)

BEDROOM TWO

12'0 x 8'9 (3.66m x 2.67m)

BEDROOM THREE

6'8 x 6'4 (2.03m x 1.93m)

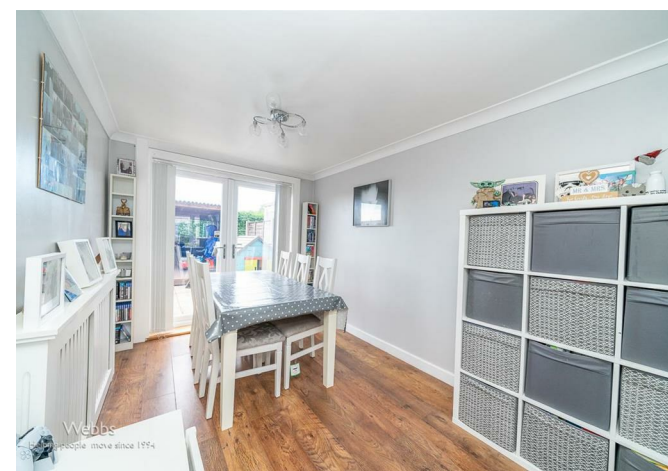
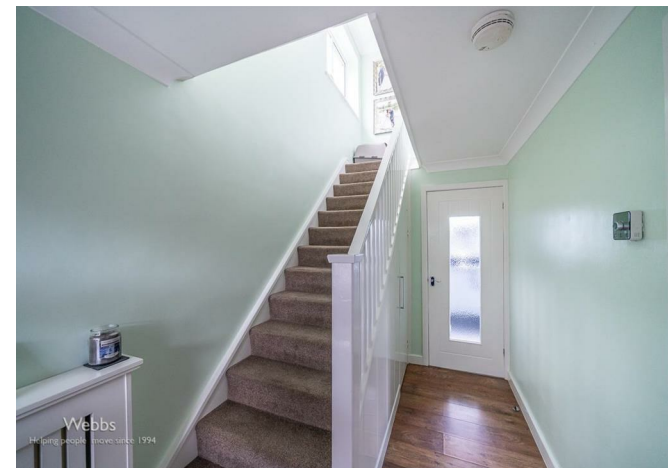
REFITTED FAMILY BATHROOM

8'8 x 5'5 (2.64m x 1.65m)

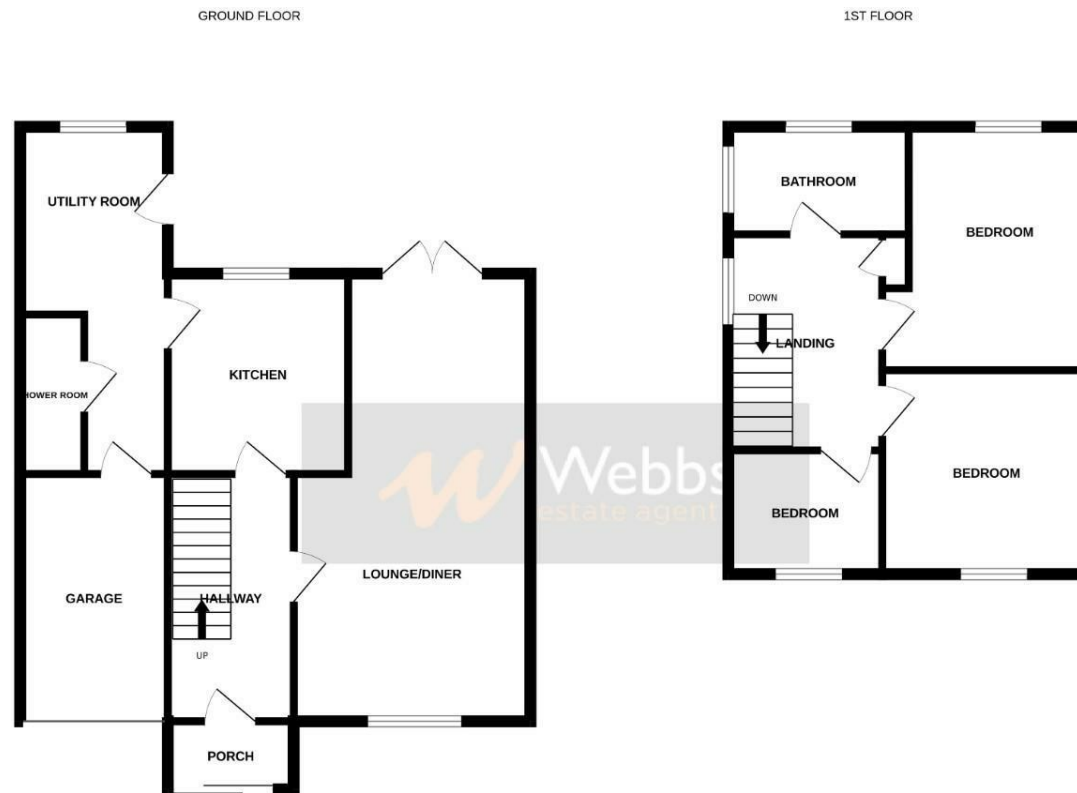
ENCLOSED REAR GARDEN

LARGE BLOCK PAVED DRIVEWAY

Identification checks - C

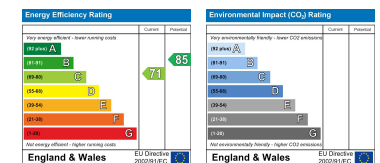






Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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.



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