



179 STROUD AVENUE, WILLENHALL
WILLENHALL, WV12 4AS

OFFERS IN THE REGION OF £165,000
FREEHOLD

Three bedroom terrace home with parking to the front, well located for local shops, schools and excellent transport links. Available with NO ONWARD CHAIN the well proportioned accommodation includes entrance porch, hallway, spacious lounge/diner, kitchen, three bedrooms and bathroom. There is an attractive low maintenance garden to the rear.



179 STROUD AVENUE

- NO CHAIN • DRIVEWAY • THREE BEDROOMS • SPACIOUS LOUNGE/DINER • POPULAR LOCATION • SHOPS AND SCHOOLS NEARBY



APPROACH

The property is approached via a driveway providing off road parking.

ENTRANCE PORCH

Useful store cupboard and doorway to the hallway.

HALLWAY

Under stairs store cupboard, staircase to the first floor landing.

LOUNGE / DINER

16'4" x 14'9" max, 8'0" min

Double-glazed double doors to the rear garden, sliding door to the kitchen.

KITCHEN

9'11" x 9'1"

Double-glazed window to the front, tiled floor, part tiled walls and a range of fitted wall, drawer and base units with work surfaces above incorporating a stainless steel sink and drainer unit with mixer tap. Sliding door to the lounge/dining room.

FIRST FLOOR LANDING

Loft access hatch.

BEDROOM ONE

13'6" x 9'1"

Double-glazed window to the rear, built in wardrobe.

BEDROOM TWO

11'3" x 9'1"

Double-glazed window to the front, built in wardrobe.

BEDROOM THREE

8'0" x 5'6"

Double-glazed window to the rear.

BATHROOM

Double-glazed obscure window to the front, tiled floor, tiled walls and suite comprising pedestal wash hand basin, low-level w.c and panelled bath.

COUNCIL TAX

Walsall Council - Tax Band B

SERVICES

The agent understands that mains electricity, water and drainage are available.

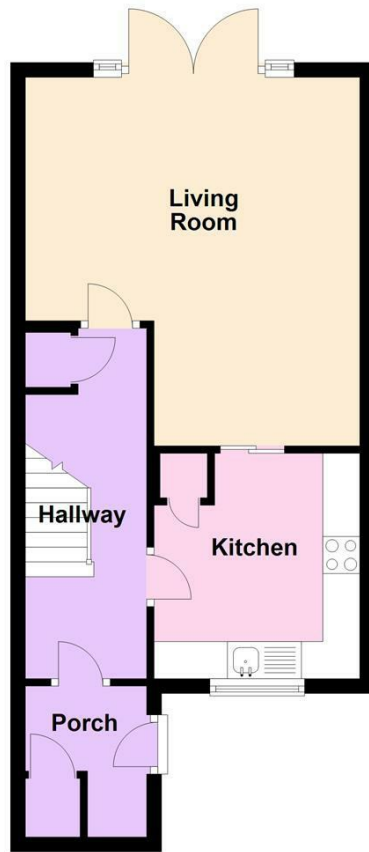
TENURE

The agent understands that the property will be freehold upon completion. Any interested buyer should instruct their conveyancer to confirm details prior to completion.

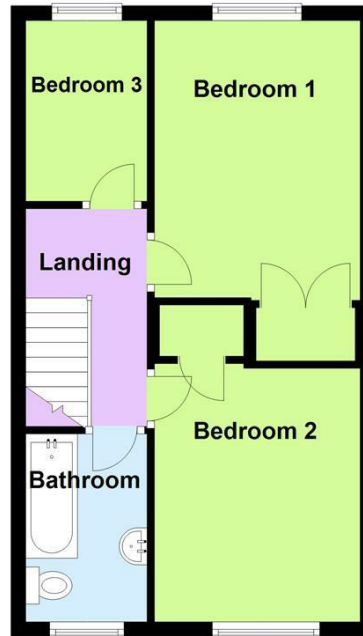
179 STROUD AVENUE



Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements