

for sale

offers in the region of **£399,500** Freehold



Pritchard Street Wednesbury WS10 9EW

****THREE BEDROOM BUNGALOW****

Occupying a sweeping corner plot and no upward chain a unique opportunity to purchase this spacious well presented detached Bungalow with excellent scope for further extension. The property must be viewed internally to appreciate the quality of accommodation on offer.



Property Details

Entrance Porch

Front aspect double glazed composite door and feature leaded window. French doors to hall.

Reception Hall

Wood flooring, radiator, built in storage closet and doors off to;

Lounge 14' 5" x 13' 8" (4.39m x 4.17m)

Front aspect double glazed window, radiator, hard wood flooring.

Kitchen 11' 9" x 10' 1" (3.58m x 3.07m)

Good size fitted kitchen, tiled flooring, radiator, wall and base units, inset stainless steel sink and drainer, built in cooker and 4 ring electric hob. Space for fridge and freezer. Door to utility room.

Utility Room 10' x 6' (3.05m x 1.83m)

wall and base units with inset sink and drainer, wall mounted boiler, space for washing machine, tiled flooring and Stable double glazed door to garden and door to garage.

Bedroom One 18' 5" into recess x 10' 4" (5.61m into recess x 3.15m)

Rear aspect french doors to garden, built in wardrobes, radiator and door to en suite.

Bedroom Two 12' 3" max x 8' 6" (3.73m max x 2.59m)

Front aspect double glazed window, radiator and built in wardrobes.

Bedroom Three 8' 9" x 8' 6" (2.67m x 2.59m)

Front aspect double glazed window and radiator.

Bathroom

Rear aspect double glazed window, corner bath with mixer taps and shower head, radiator, tiled flooring, low level w/c and wash hand basin.

Front Garden

Block paved in and out driveway, brick retaining wall and hedge boarder.

Rear Garden

Large garden with side gate, side gravel patio area, steps to frontage and remainder is paved. Retaining wall providing further parking and side double gates.

Garage 17' 5" x 10' 1" (5.31m x 3.07m)

Electric up and over door with power and lighting.

Special Features

Loft space which is ideal for extension, has lighting and pull down ladders.





To view this property please contact Paul Dubberley on

T 0121 505 3533
E wednesbury@pauldubberley.co.uk

97 Walsall Street
WEDNESBURY WS10 9BY

Tenure: Freehold

EPC Rating: C

Property Ref: PWE103170 - 0008

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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