

for sale

offers in the region of **£280,000** Freehold



Coronation Road Wednesbury WS10 0TJ

****BEAUTIFULLY PRESENTED THREE BEDROOM SEMI DETACHED PROPERTY**** Located in a popular area of Wednesbury. Close to local shops, schools, amenities and transport links. Internal viewings are recommended to appreciate the accommodation we have to offer.



Property Details

Entrance Hall

Door to lounge, stairs to landing and radiator.

Lounge 13' 6" x 12' 2" (4.11m x 3.71m)

Front aspect double glazed window, radiator, fire surround with electric fire.

Modern Kitchen/Diner 18' 6" x 8' 7" (5.64m x 2.62m)

Rear aspect double glazed window, wall and base units, sink and drainer, space for washing machine, integrated cooker, 4 ring electric hob with extractor over.

Landing

Side aspect double glazed window, loft hatch and doors too:

Bedroom One 9' 8" x 9' 10" (2.95m x 3.00m)

Rear aspect double glazed window and built in cupboard space.

Bedroom Two 7' 10" x 11' 7" (2.39m x 3.53m)

Front aspect double glazed window, fitted wardrobes and over head fan.

Bedroom Three 8' 2" x 7' 5" (2.49m x 2.26m)

Front aspect double glazed window and radiator.

Family Bathroom

Side and rear aspect double glazed windows, tiled walls, walk in shower with separate bath, wash basin, heated towel rail and w/c.

Front Garden

Rear Garden

paved area, lawn area and door to garage.

Garage

Door leading to garden and double glazed window.





To view this property please contact Paul Dubberley on

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97 Walsall Street
 WEDNESBURY WS10 9BY

Tenure: Freehold

EPC Rating: E

Property Ref: PWE103634 - 0002

*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.localagent.com

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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