

for sale

offers in the region of **£200,000** Freehold



## Brunswick Park Road Wednesbury WS10 9HL

**\*\*TRADITIONAL BEDROOM DETACHED FAMILY HOME\*\* NO CHAIN.** Located near Wednesbury Town Centre. Excellent potential for further improvement offering spacious living accommodation and internal viewing highly recommended. Benefiting from two reception rooms and extended kitchen and Garage.



# Property Details

## Porch

Front aspect double glazed door into hallway.

## Entrance Hall

Storage heaters, doors leading to kitchen and reception rooms.

## Lounge 12' 5" x 11' 8" max ( 3.78m x 3.56m max )

Rear aspect bow window, fire place with coal fire and brick surround sound. Storage heaters.

## Dining Room 12' 6" into bay x 11' 8" into recess ( 3.81m into bay x 3.56m into recess )

Front aspect bay window, brick fire surround and storage heaters.

## Kitchen 14' 6" max x 6' 10" max ( 4.42m max x 2.08m max )

Rear aspect door. Side and rear aspect double glazed window. wall and base units, inset sink and drainer, space for cooker, washing machine and fridge freezer.

## Landing

Side aspect single glazed window, loft hatch access and doors to bedrooms and bathroom.

## Bedroom One 12' 6" x 10' 7" max ( 3.81m x 3.23m max )

Rear aspect double glazed window.

## Bedroom Two 10' 6" x 9' 6" max ( 3.20m x 2.90m max )

Front aspect double glazed window.

## Bedroom Three 7' 10" x 7' 6" ( 2.39m x 2.29m )

Front aspect double glazed window.

## Bathroom

Rear aspect double glazed window, w/c, wash basin and bath. Airing cupboard (housing water tank), part tiled walls and vinyl flooring.

## Front Garden

Gate and wall to frontage and a step to porch.

## Rear Garden

Paved patio and lawn area, side gate to rear driveway and brick built garage.

## Garage

Roller shutter door and electricity.



To view this property please contact Paul Dubberley on

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WEDNESBURY WS10 9BY

**Tenure:** Freehold

**EPC Rating:** F

Property Ref: PWE103281 - 0012

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