



Redbourn Road, Turnberry, Bloxwich  
Walsall, WS3 3XT

Offers in the Region Of £495,000

# Turnberry, Bloxwich

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Set in a quiet location on the Turnberry Estate, within easy reach of amenities and transport links this impressive, detached property boasts well-proportioned and beautifully presented accommodation with an internal viewing essential to fully appreciate all it has to offer.

Internal inspection reveals a welcoming entrance hallway with attractive flooring, stairs to first floor and guest WC off, light and airy, dual aspect lounge with two windows to the front elevation, French windows to the rear garden and double doors leading into the separate dining room which has further French windows into the conservatory which overlooks the rear garden.

Completing the ground floor there is the beautifully appointed breakfast kitchen which features a wide range of wall / base units, breakfast bar, integrated fridge, freezer and dishwasher, space for a range style cooker and door to the useful utility room which has further fitted units, one-and-a-half-bowl sink and drainer, plumbing for a washing machine and access to the garden.

To the first floor, bedroom one is a generous double bedroom with fitted wardrobes, archway to a useful dressing area and access to ensuite shower facilities and there are three further excellent bedrooms and the family bathroom with suite comprising WC, wash basin and bath with electric shower over.

Externally, the neatly maintained rear garden is laid mainly to lawn with a selection of shrubs / bushes and a paved patio area and there is off-road parking to the front of the property for multiple vehicles and giving access to the detached double garage which has power and lighting supplied.





## Property Specification

Living Room	6.45m (21'2") x 3.65m (12')
Dining Room	3.46m (11'4") x 3.26m (10'8")
Conservatory	3.53m (11'7") x 2.80m (9'2")
Breakfast Kitchen	4.90m (16'1") x 2.75m (9')
Utility	2.75m (9') x 1.45m (4'9")
WC	
Bedroom 1	4.35m (14'3") x 3.45m (11'4")
En-suite	2.13m (7') x 2.00m (6'7")
Bedroom 2	3.65m (12') max into wardrobes x 3.50m (11'6")
Bedroom 3	2.87m (9'5") x 2.85m (9'4") plus alcove
Bedroom 4	2.54m (8'4") x 2.40m (7'11")
Bathroom	2.54m (8'4") x 2.34m (7'8")
Double Garage	5.03m (16'6") x 5.00m (16'5")

### Viewer's Note

Services connected: Gas, electricity, water and drainage  
 Council tax band: F      Tenure: Freehold

### Agent's Note

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.

Came on the market:

# Floor Plan

*This floor plan is not drawn to scale and is for illustration purposes only*



## Energy Efficiency Rating

**New  
Instruction  
Awaiting  
E.P.C.**

## Map Location

