



8 Homestead Close,
Walsall, WS4 2AD

£700,000

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Paul Carr Estate Agents are delighted to offer for sale this executive detached family home, originally built by Kendrick Homes.

The property is situated in a much sought after residential location enjoying panoramic views over the open fields whilst being in a convenient position for transport links and all local amenities.

In brief, this delightful property benefits from five bedrooms (master with en-suite), two reception rooms, impressive open plan kitchen diner, separate utility room, excellent garden room/bar and integral garage.

Viewing is recommended at the earliest possible opportunity to fully appreciate the accommodation being offered for sale.





Property Specification

Hallway -	4.26m (14') x 1.81m (5'11")
Lounge -	5.42m (17'9") x 3.81m (12'6")
Dining Room -	3.81m (12'6") x 3.19m (10'6") max
Kitchen/Diner -	5.45m (17'11") x 4.59m (15'1")
Utility -	2.69m (8'10") x 1.79m (5'10")
WC -	1.90m (6'3") x 0.86m (2'10")
Garage -	5.41m (17'9") x 4.47m (14'8") max
Bedroom 1 -	4.80m (15'9") x 3.81m (12'6")
Ensuite -	3.10m (10'2") max x 1.95m (6'5")
Bedroom 2 -	4.14m (13'7") max x 3.10m (10'2")
Bedroom 3 -	3.81m (12'6") x 3.81m (12'6")
Bedroom 4 -	3.53m (11'7") x 2.74m (9')
Bedroom 5 -	3.71m (12'2") x 2.00m (6'7")
Bathroom -	2.78m (9'1") x 1.84m (6')

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: 29th April 2025

Viewer's Note:

Services connected: Gas, Water, Electric & Drainage

Council tax band: D

Tenure: Freehold

Floor Plan

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



Energy Efficiency Rating

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		92
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Map Location

