



228a Walsall Wood Road, Aldridge,
Walsall, WS9 8HB

£350,000

Aldridge

£350,000

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Ground Floor:

Entering through the porch, which features double glazed windows and a wall light, you are welcomed into a spacious hallway with ceiling lights, a radiator, and useful understairs storage. The generous lounge boasts a large, double-glazed window to the front, twin ceiling light points, and a radiator, making it ideal for relaxing or entertaining. From the inner hallway, you'll find convenient access to the side of the property, a downstairs WC, and the impressive kitchen/diner. The kitchen is a true highlight, featuring modern wall and base units, an island with integrated induction hob and wine cooler, skylights, built-in oven and microwave, underfloor heating, and built-in speakers. Double glazed French doors open onto the rear garden, while a utility room just off the kitchen houses the boiler and provides plumbing for a washer.

First Floor:

Upstairs, the landing leads to three well-appointed bedrooms. The main bedroom overlooks the rear garden and is complemented by a ceiling light and radiator. The second bedroom is similarly spacious and bright, with a front-facing double-glazed window. The third bedroom includes built-in storage and is ideal as a nursery, home office, or guest room. A luxurious family bathroom completes the upper floor, offering a corner shower with gas unit, freestanding bath, twin vanity sinks, low flush WC, and modern chrome towel and vertical radiators, all enhanced by stylish downlighting and an obscure glazed window for privacy.

Exterior:

The front of the property features a block paved driveway with gravel parking and boundary fencing, along with gated side access. To the rear, a slabbed patio leads to a beautifully maintained lawn with established shrubbery, additional patio space for seating or storage, and secure boundary fencing – perfect for both relaxing and entertaining.





Property Specification

Lounge -	11' 1" x 23' 4" (3.38m x 7.11m)
Downstairs WC -	4' 3" x 2' 6" (1.29m x 0.76m)
Kitchen/Diner -	10' 9" x 20' 8" (3.27m x 6.29m)
Utility Room -	5' 0" x 7' 2" (1.52m x 2.18m)
Bedroom One -	11' 0" x 11' 9" (3.35m x 3.58m)
Bedroom Two -	11' 2" x 11' 0" (3.40m x 3.35m)
Bedroom Three -	6' 6" x 7' 8" (1.98m x 2.34m)
Family Bathroom -	6' 5" x 14' 0" (1.95m x 4.26m)

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: 11th August 2025

Viewer's Note:

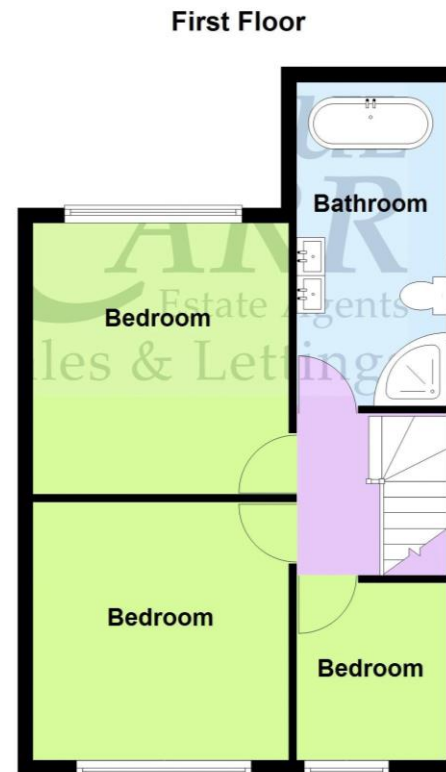
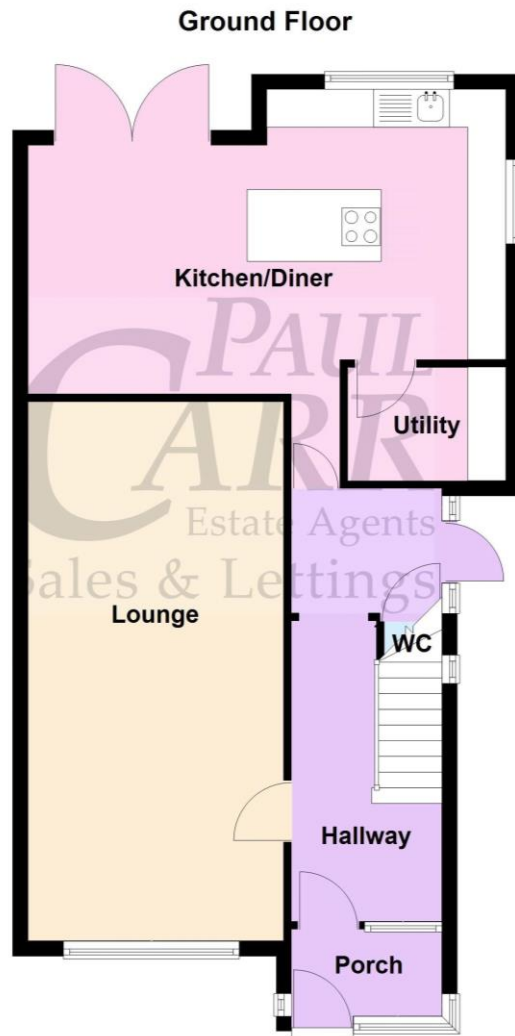
Services connected: Gas, Water, Electric & Drainage

Council tax band: C

Tenure: Freehold

Floor Plan

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



Energy Efficiency Rating

NEW
INSTRUCTION
AWAITING
EPC

Map Location

