



Daw End Lane, Rushall
Walsall, WS4 1JP

Offers Over £200,000

Rushall

Offers Over £200,000

3



1



2



Paul Carr Estate Agents are pleased to offer for sale this delightful three-bedroom terraced house, ideally located for easy access to public transport links, nearby schools, and a variety of local amenities.

Offering a perfect balance of comfort and practicality, this property is well-suited to meet all your family's requirements.

The ground floor comprises two well-proportioned reception rooms. The first reception room is welcoming, featuring a window to the front elevation, ideal for creating a bright sitting area. The second reception room provides seamless access to the attractive rear garden, with French windows opening out and a door giving convenient access to the stairs, making it an excellent spot for dining and entertaining family and friends.

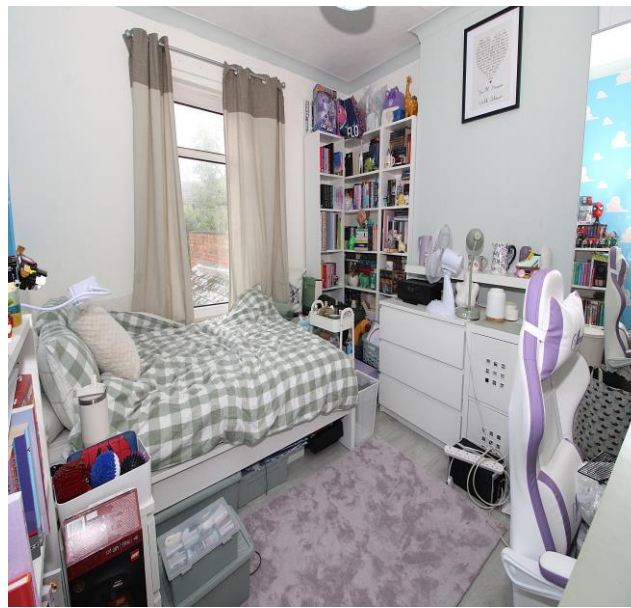
A modern kitchen is appointed with a range of fitted units and includes space for a range-style cooker, American-style fridge / freezer, along with plumbing for a washing machine and dishwasher. The kitchen also features a door leading directly to the garden and access to the ground floor bathroom, which is equipped with a WC, wash basin, and bath, providing everything needed for comfortable living.

There are three bedrooms offering a versatile arrangement: two generous doubles, with one featuring built-in over-stairs storage, and a good-sized single bedroom, perfect for use as a nursery, guest room, or study.

An attractive rear garden offers a private outdoor retreat, ideal for relaxation or al fresco dining.

Viewings are highly recommended to fully appreciate the accommodation and location on offer with this terraced house.





Property Specification

Front Reception Room

4.18m (13'9") x 3.62m (11'11")

Rear Reception Room

4.18m (13'9") x 3.62m (11'11")

Kitchen

4.95m (16'3") max x 2.31m (7'7")

Bathroom

2.31m (7'7") x 1.76m (5'9")

Landing

Bedroom 1

4.18m (13'9") x 3.62m (11'11")

Bedroom 2

3.62m (11'11") x 3.35m (11')

Bedroom 3

3.62m (11'11") x 2.20m (7'2")

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: 8th October 2025

Viewer's Note:

Services connected:	Gas, Water, Electric & Drainage
Council tax band:	B
Tenure:	Freehold

Floor Plan

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



This floorplan is not drawn to scale and is for illustration purposes only
Plan produced using PlanUp.

Energy Efficiency Rating

NEW
INSTRUCTION
AWAITING
EPC

Map Location

