



Keasden Grove,
Willenhall, WV13 1HL

Guide Price £190,000

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Excellent buy-to-let investment and an ideal first purchase. Located in the corner of a popular cul-de-sac this three bedroom property has ample parking and a garage, a front living room, kitchen/dining area and a private rear garden. In need of some cosmetic updating the property is located in a highly sought after area of Willenhall close to a host of amenities and within easy reach of the M6 motorway network.

This Property is Being sold by Paul Carr Modern Auction. Modern Auction is a faster and more secure way to sell or purchase a property, where the seller and the buyer commit to the transaction and an agreed fixed timescale. A legal pack (including searches) will be created upfront and made available to any interested parties and passed to the conveyancers once a sale has been agreed.

Please contact Paul Carr to view these documents. When an offer is accepted, the buyer will be required to pay a non-refundable Reservation Fee of £6,600 including VAT (in addition to the final negotiated selling price), sign a Reservation Form and agree the Terms and Conditions prior to solicitors being instructed. If you require a copy of these documents, or for further information, please contact the Paul Carr Auction Team. Contact Paul Carr Great Wyrley to arrange an appointment to view.





Property Specification

Ideal for First Time Buyers
Excellent Buy-to-Let Investment
Located in a sought after area of Willenhall
Set in the corner of a Cul-de-Sac in a Modern
Development
Garage and Parking

Hall

Lounge 4.07m (13'4") x 3.60m (11'10")

Dining Room 3.20m (10'6") x 2.42m (7'11")

Kitchen 3.20m (10'6") x 2.10m (6'11")

Landing

Bedroom 1 3.59m (11'9") x 2.55m (8'4")

Bedroom 2 3.67m (12'1") x 2.52m (8'3")

Bedroom 3 2.79m (9'2") max x 2.12m (6'11")

Bathroom

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: 13th September 2024

Viewer's Note:

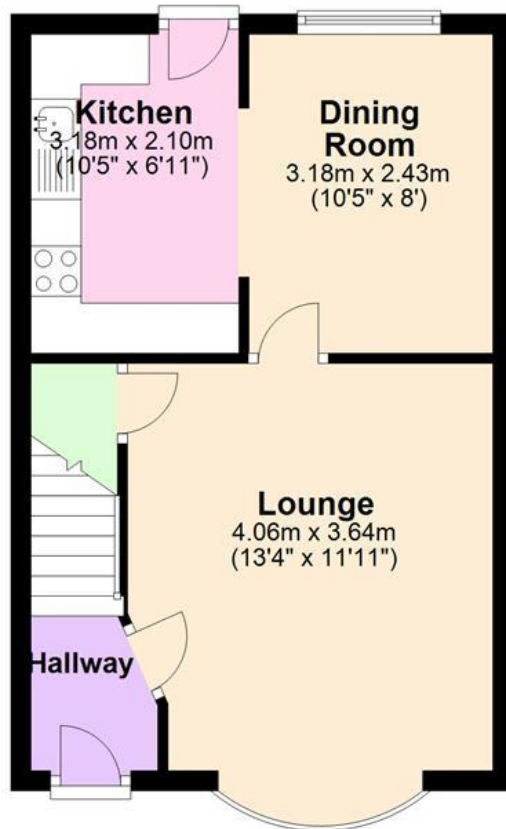
Services connected:
Council tax band:
Tenure: Freehold

Floor Plan

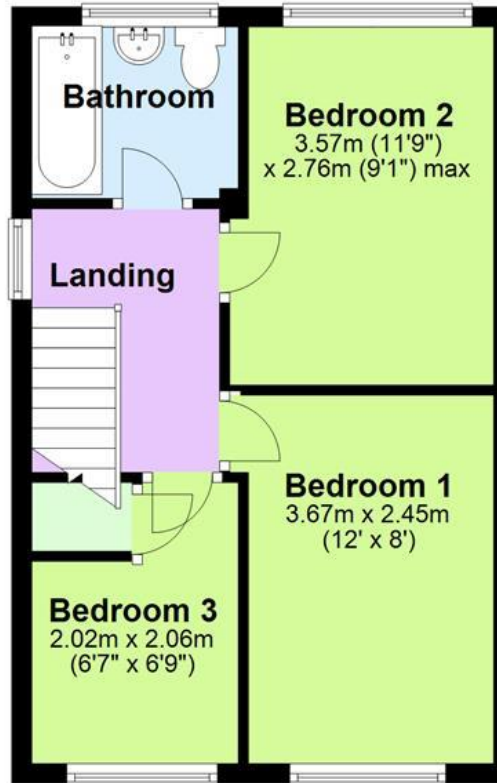
This floor plan is not drawn to scale and is for illustration purposes only

Energy Efficiency Rating

Ground Floor



First Floor



Map Location