



Buckingham Drive,  
Willenhall, WV12 5TD

Offers in the Region Of £240,000



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3  2  1 

Welcome to Buckingham Drive, a highly regarded area of Willenhall within easy reach of local schools, shops and amenities close by.

This extended and well-presented traditional family home has been well maintained and offers spacious ground floor living accommodation comprising of an entrance hallway leading into a generous living room with a log burner.

A dining area has French doors leading out onto the rear patio.

The kitchen has been extended and offers ample storage and worktop area, space for a table and chairs and a guest WC.

To the first floor are three good sized bedrooms and a refitted bathroom with separate walk-in shower cubicle.

To the outside is an enclosed rear garden ideal for families and to the front is a driveway and side garage providing off road parking.

Early viewing is essential to avoid missing out, call Paul Carr Estate Agents to arrange an appointment to view.







## Property Specification

Extended and Very Well Presented Traditional House  
Extended Breakfast Kitchen  
Ground Floor WC  
Through Lounge/Dining Area with Log Burner  
Three Bedrooms

Porch

Entrance Hall

Living Room  
8.60m (28'3") x 3.29m (10'10")

Kitchen/Diner  
4.56m (15') x 2.80m (9'2")

WC

Landing

Bedroom 1  
4.63m (15'2") x 2.42m (7'11")

Bedroom 2  
3.95m (13') x 3.04m (10')

Bedroom 3  
2.44m (8') max x 2.28m (7'6")

Bathroom

Garage  
4.57m (15') x 2.24m (7'4")

### 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: 19th March 2025

Services connected: Gas, Electric, Water, Drainage

Council tax band: B

Tenure: Freehold

# 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

