

47 Follyhouse Lane, Walsall, WS1 3EL  
Offers Around £470,000  
Council Tax Band: D





Welcome to this charming four-bedroom semi-detached house located on the serene Follyhouse Lane in Walsall. Built in 1938, this property exudes character and warmth, offering a generous 1,496 sq ft of living space.

As you approach the house, you'll be greeted by a driveway leading to the porch, setting the tone for what lies within. Stepping inside, the main hallway guides you to a spacious double reception room, perfect for entertaining guests or relaxing with your loved ones.

The kitchen, conveniently connected to the hallway, boasts a homely atmosphere and leads to a utility area, a ground floor W/C, and access to the rear garden - ideal for enjoying a cup of tea on a sunny afternoon. Additionally, a door off the hallway reveals a large double garage, providing ample space for storage or parking.

Venturing upstairs, you'll find four generously sized double bedrooms, offering plenty of space for a growing family or accommodating guests. The main bathroom ensures convenience and comfort for all residents.

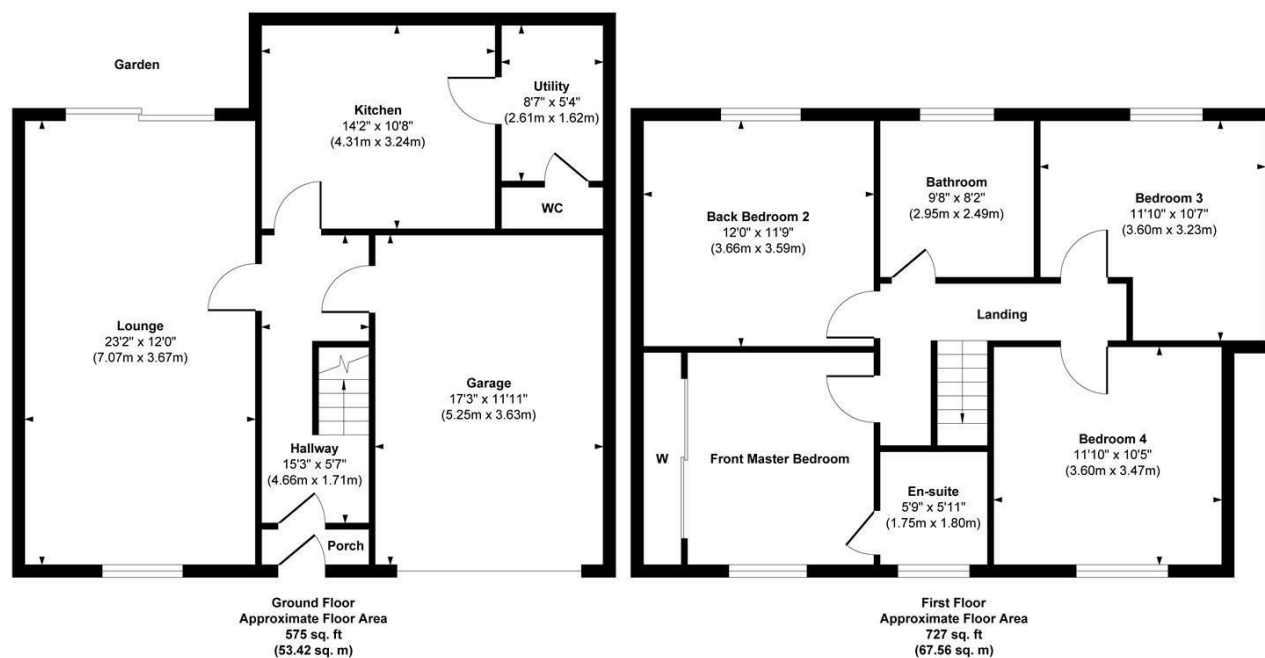
Situated off a private road primarily used by residents, this property offers a sense of exclusivity and tranquillity. Its proximity to local amenities adds to the convenience of daily living, making it a desirable location for both investment opportunities and creating a family home.

Don't miss out on the chance to make this spacious semi-detached house your own - a place where memories are made and cherished for years to come.



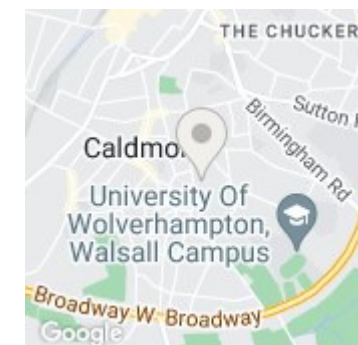
Open House West Midlands

Follyhouse Lane



Approx. Gross Internal Floor Area 1302 sq. ft / 120.98 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		79
(69-80)	C		
(55-68)	D	57	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	