



Rose Drive, Clayhanger
Walsall, WS8 7EE

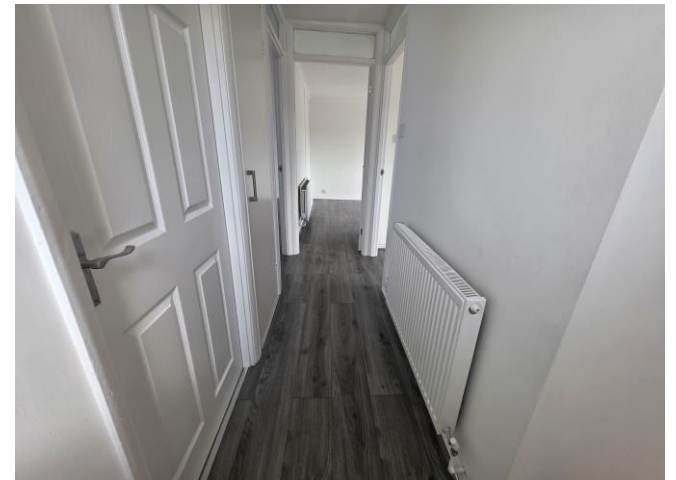
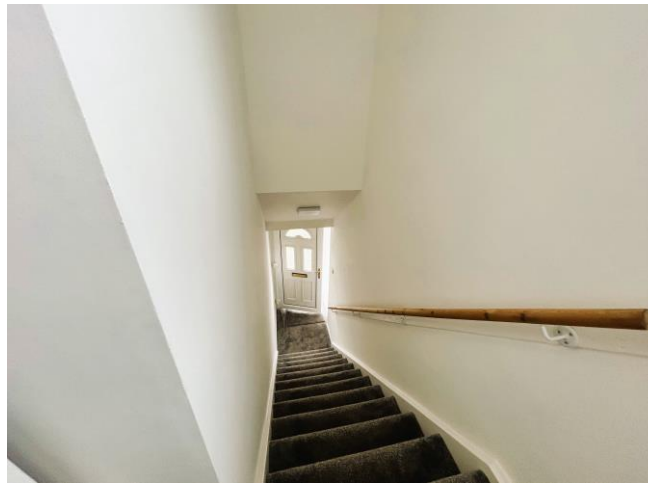
£120,000

Clayhanger

£120,000



NO CHAIN...A well presented and much improved two bedroom first floor maisonette situated in ever popular Clayhanger village. Ideal for first time buyers, investors and downsizers alike the property briefly comprises as follows: Entrance hall with stairway off to first floor, spacious lounge/dining room, kitchen with white base & wall cupboards and newly fitted oven and hob, two bedrooms and a stylish bathroom with white suite. Externally is an enclosed low maintenance rear garden with patio area and communal parking area to rear. Garage en-bloc to rear. Call now to book a viewing!





Property Specification

SPACIOUS TWO BEDROOM FIRST FLOOR FLAT
LOUNGE / DINING ROOM
REFURBISHED BATHROOM WITH WHITE SUITE
KITCHEN WITH HI GLOSS UNITS & NEWLY FITTED OVEN &
HOB
ENCLOSED LOW MAINTENANCE GARDEN

Entrance Hall

First Floor Landing

Bathroom

Bedroom Two 8' 5" x 8' 10" (2.56m x 2.69m)

Bedroom One 11' 6" x 12' 1" (3.5m x 3.69m)

Lounge/Diner 11' 7" min x 17' 1" max (3.54m min x 5.21m max)

Kitchen 10' 11" x 6' 8" (3.33m x 2.03m)

Agent's Note:

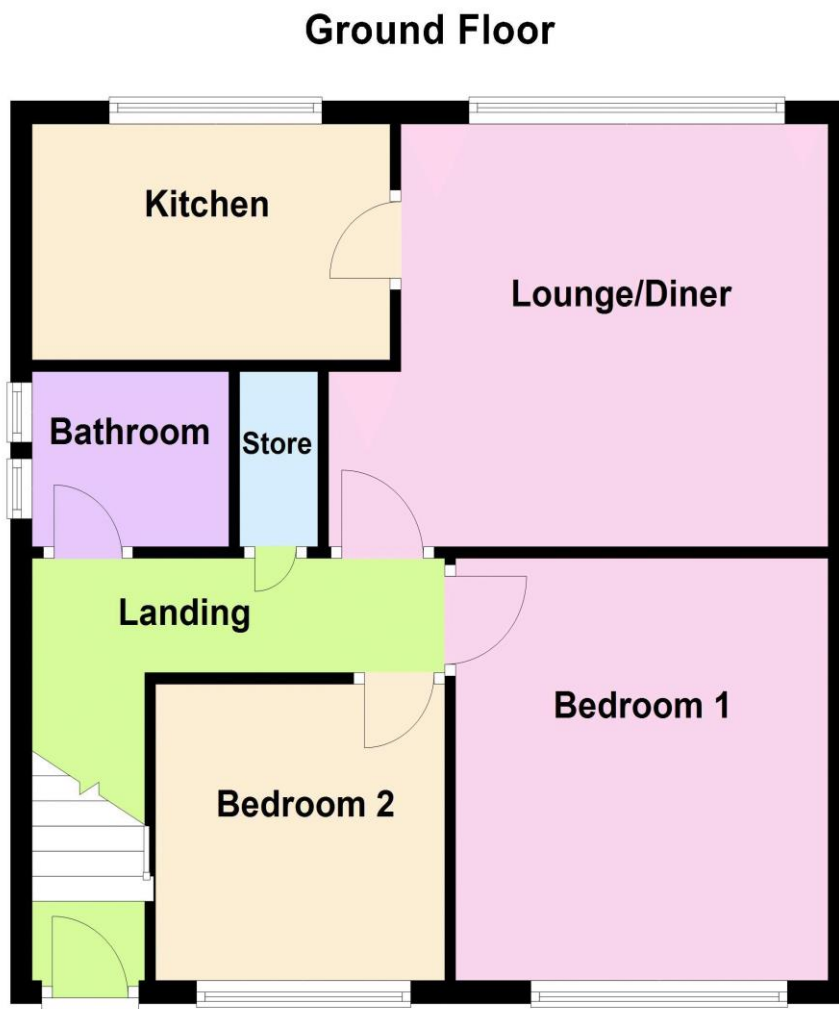
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Came on the market: 16th April 2025

Viewer's Note:

Services connected: Mains gas, electricity, water & drainage
Council tax band: A
Tenure: Leasehold 92 years remaining
Ground Rent: £125 p.a.

Floor Plan

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



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Map Location

