



Leasowe Road, Walsall Wood
Walsall, WS9 9AW

£265,000

Walsall Wood

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EX SHOW HOME...A spacious and beautifully presented one bedroom detached bungalow (previously two - easily converted back if desired) conveniently situated at the end of this popular cul-de-sac close to both Aldridge and Walsall Wood.

The property was recently constructed and enjoys an open aspect to the front elevation and briefly comprises: open plan lounge area which leads to an inner hallway with storage off, fully fitted kitchen with integrated appliances, master bedroom with fitted wardrobes and French doors to garden, stylish bathroom with shower.

Externally are gardens to both front and rear - the rear garden being low maintenance & off-road parking for several cars on a block paved drive.





Property Specification

STUNNING DETACHED BUNGALOW
EX SHOW HOME
LUXURY BATHROOM
SPACIOUS LOUNGE/DINER
ONE BEDROOM WITH FITTED WARDROBE

Lounge/Dining Room 14' 7" max x 22' 7" (4.45m max x 6.89m)

Kitchen 12' 7" x 12' 7" (3.83m x 3.83m)

Bedroom 15' 0" x 10' 0" max (4.58m x 3.06m max)

Bathroom 9' 0" x 7' 5" (2.75m x 2.26m)

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: 16th October 2025

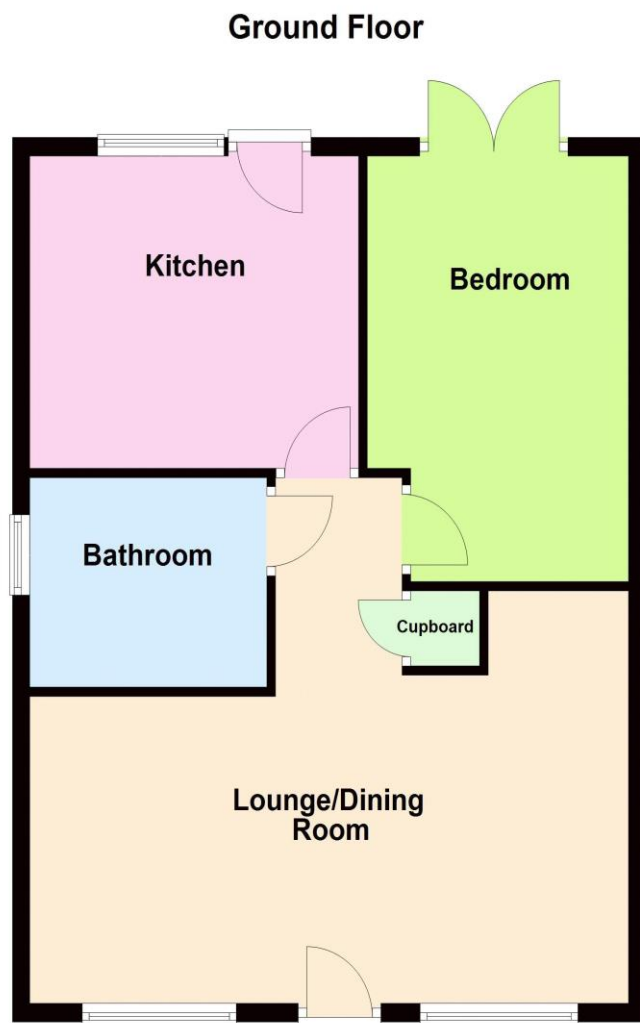
Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. The initial checks are carried out on our behalf by Lifetime Legal. A non-refundable administration fee of £40 + VAT (£48 including VAT) applies which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.

Viewer's Note:

Services connected: Mains gas, electricity, water & drainage
Council tax band: C
Tenure: Freehold

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		96 A
81-91	B	82 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Map Location

