



Connells

Aldis Road  
WALSALL



### Property Description

Offering spacious living accommodation, viewing is advised on this extended four bedroom end-terrace property ideally situated within easy reach of local amenities and transport links. The property briefly comprises of two reception rooms, fitted breakfast kitchen, utility room, ground floor shower-room, conservatory, first floor shower-room, enclosed rear garden and off road parking.

### Access Via

A uPVC door opening into:

### Reception Room

Having a double glazed window to the front, laminate flooring, storage room, radiator and door to:

### Hallway

Having stairs rising to first floor, radiator, laminate flooring and doors to:

### Lounge

Having a double glazed bay window to the front and window to the side, fireplace with living flame gas fire and radiator.

### Utility Room

Having plumbing for washing machine, stainless steel sink and drainer, GCH boiler, radiator, tiled floor and door to:

### Shower-Room

Having a double glazed window to the rear, walk-in shower cubicle, low level wc, wash-hand basin and complementary tiling.

### Fitted Breakfast Kitchen

Having a double glazed window to the front, a range of fitted wall and base units with work-tops over, integrated high level oven and microwave, stainless steel sink and drainer with mixer tap, integrated oven and hob with extractor over, space for appliances, radiator and double glazed french doors to:

### Conservatory

Being a uPVC double glazed and brick construction having wall light points, radiator, tiled floor and double glazed french doors to rear garden.

## First Floor

### Landing

Having doors to:

### Bedroom One

Having a double glazed window to the front and radiator.

### Bedroom Two

Having a double glazed window to the front and radiator.

### Bedroom Three

Having a double glazed window to the front and radiator.

### Bedrom Four

Having a double glazed window to the rear and radiator.

### Shower-Room

Having a double glazed window to the rear, walk-in shower cubicle and vanity unit with wash-hand basin.

### Separate Wc

Having a double glazed window to the rear and low level wc.

## Outside

To the rear of the property is an enclosed garden with patio area and gate providing side access.

To the front of the property is a driveway providing off road parking.

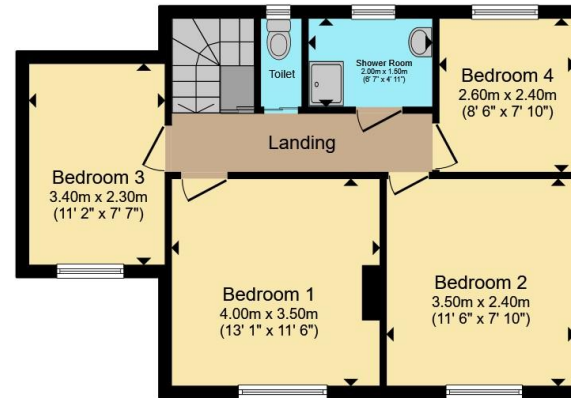








**Ground Floor**



**First Floor**

Total floor area 134.0 m<sup>2</sup> (1,442 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



To view this property please contact Connells on

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EPC Rating: C Council Tax Band: A

Tenure: Freehold

**view this property online [connells.co.uk/Property/WSL318727](http://connells.co.uk/Property/WSL318727)**



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