



Howdles Lane, Brownhills  
Walsall, WS8 7PL

£200,000

# Brownhills

£200,000

2



1



1



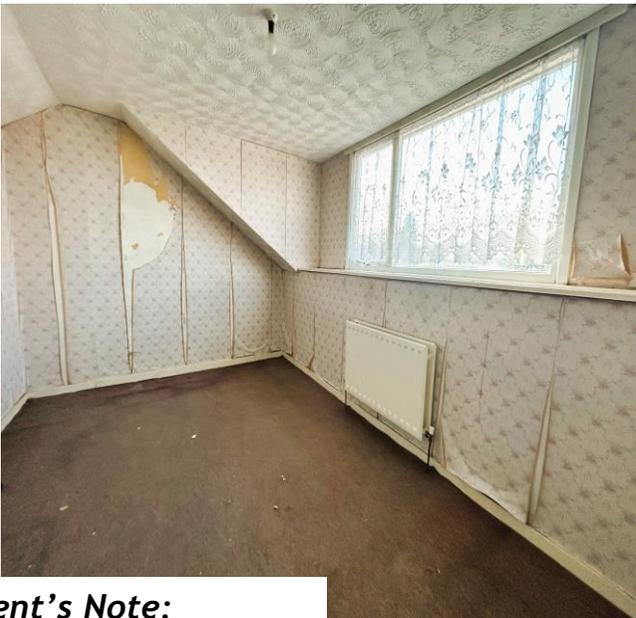
NO CHAIN ...

An individually designed two-bedroom detached bungalow offering spacious and versatile accommodation.

The property is in need of some modernisation and briefly comprises: hallway with storage, dual aspect lounge, kitchen, two bedrooms, shower room and two loft rooms.

The property occupies a generous plot also off-road parking.





## Property Specification

TWO BEDROOM DETACHED DORMER BUNGALOW  
TWO LOFT ROOMS  
DUAL ASPECT LOUNGE  
SPACIOUS KITCHEN  
SHOWER ROOM

### Entrance Hall

Lounge 13' 6" x 11' 10" (4.107m x 3.615m)

Bedroom One 10' 0" x 13' 6" (3.058m x 4.107m)

Bedroom Two 9' 11" x 10' 4" (3.026m x 3.142m)

Kitchen 12' 6" x 10' 0" max (3.818m x 3.043m max)

### Shower Room

Loft Room One 8' 8" x 12' 0" (2.63m x 3.65m)

Loft Room Two 9' 4" max x 12' 11" (2.853m max x 3.945m)

### 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: 17th December 2025

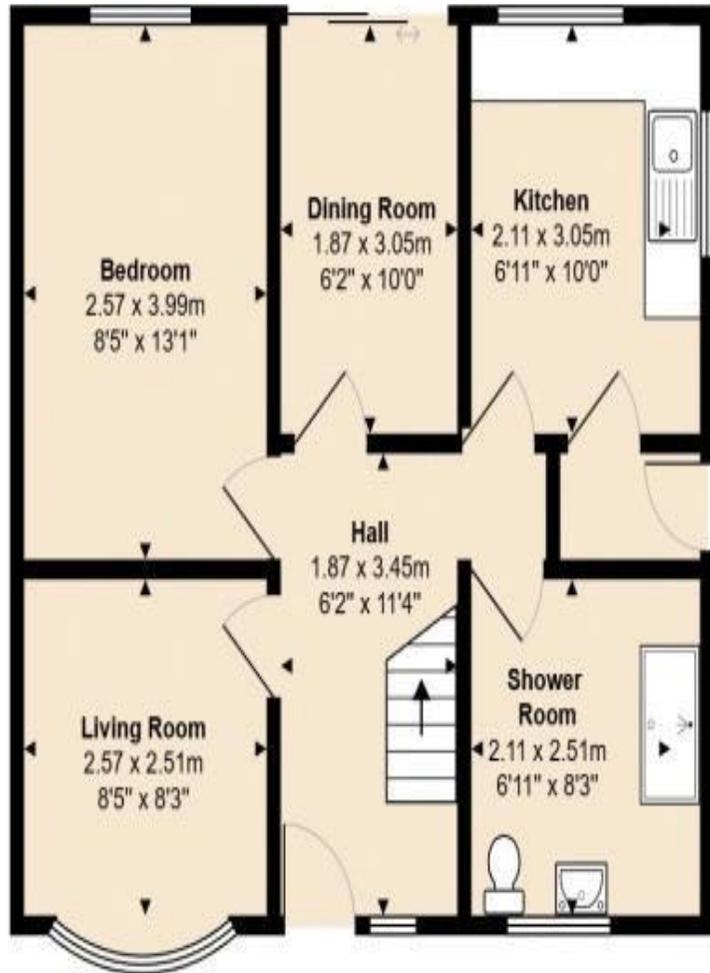
Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. 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:

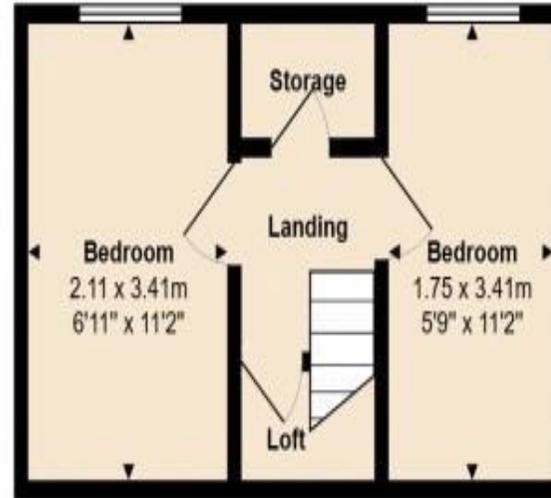
Services connected: Mains gas, electricity, water and drainage  
Council tax band: C  
Tenure: Freehold

# Floor Plan

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



Ground Floor



Room In Roof

# Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

# Map Location

