



Anson Road, Great Wyrley,
WS6 6JE

Offers in the Region Of £185,000

Great Wyrley

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Paul Carr Estate Agents are delighted to market this well-presented end of terrace property located in the Great Wyrley area close to shops and amenities including Landywood train station with links to Birmingham New Street.

The property is accessed via a front porch leading into the modern kitchen/diner.

The main living room has French doors opening to the patio area and stairs to the first floor.

To the first floor are three good-sized bedrooms and a modern bathroom.

To the outside is a larger than average rear garden with fenced boundaries.

A side gate leads to the front, and a side door leads into the garage.

In addition, the property has gas central heating and double-glazed windows and is offered for sale with NO ONWARD CHAIN.

Call Paul Carr Estate Agents at Great Wyrley to make an appointment to view today!





Property Specification

Well Presented End of Terrace Property
Garage en Bloc
Close to Landywood Train Station
Large Rear Garden
Three Bedrooms

Porch

Kitchen

4.45m (14'7") x 2.75m (9')

Lounge

4.75m (15'7") x 4.46m (14'8")

Landing

Bedroom 1

3.35m (11') x 2.61m (8'7")

Bedroom 2

3.26m (10'8") x 2.61m (8'7")

Bedroom 3

2.51m (8'3") x 1.78m (5'10")

Bathroom

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: 12th Dec 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:

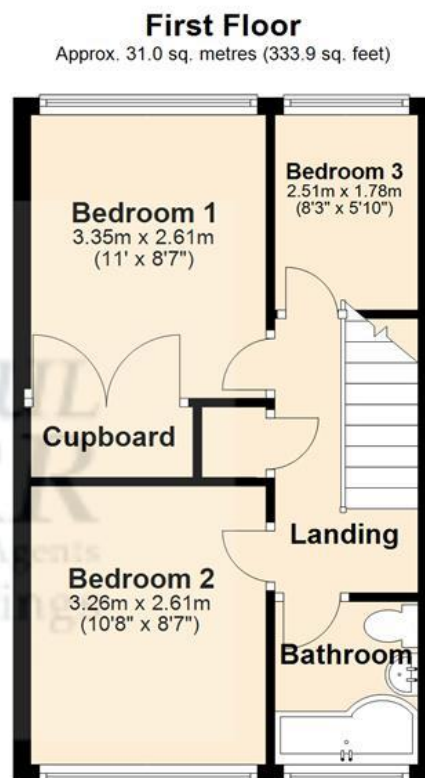
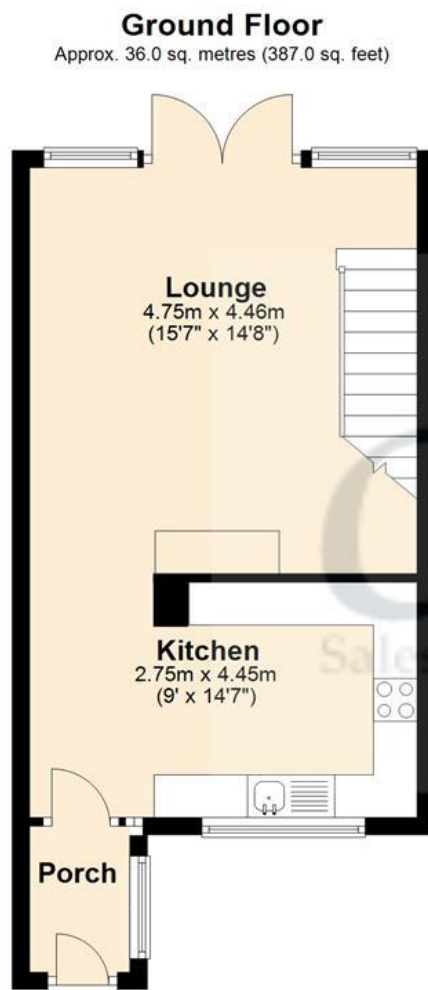
Services connected: Water, Gas, Electric, Drainage

Council tax band: A

Tenure: Freehold

Floor Plan

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



Total area: approx. 67.0 sq. metres (721.0 sq. feet)

Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

Map Location

