

for sale

offers in the region of **£250,000** Freehold

**Paul
Dubberley**



Fullbrook Road Walsall WS5 4PQ

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Property Description

This beautifully presented modern three-bedroom semi-detached home offers spacious and versatile living accommodation, making it an ideal purchase for first-time buyers, growing families, or investors alike.

The property benefits from a generous driveway providing ample off-road parking and a welcoming entrance. Internally, the ground floor comprises a bright and spacious front reception room, perfect for relaxing and entertaining, alongside a modern fitted kitchen with ample worktop and storage space, offering plenty of room for family dining.

To the rear, the property boasts a substantial enclosed garden, mainly laid to lawn with a paved patio area, providing the perfect space for outdoor dining, entertaining guests, or enjoying the warmer months.

Upstairs, there are three generously sized bedrooms, all offering excellent space and natural light. The accommodation is completed by a contemporary family bathroom fitted with a modern suite.

Situated in a popular residential location, this well-maintained home is conveniently located close to local amenities, schools, and transport links.

Agents Note

an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identify and anti-money laundering checks.

Entrance Hallway

Living Area

16' 5" x 12' 6" (5.00m x 3.81m)

Kitchen

19' 8" x 7' 7" (5.99m x 2.31m)

Bedroom One

12' 6" x 9' 10" (3.81m x 3.00m)

Bedroom Two

9' 10" x 9' 10" (3.00m x 3.00m)

Bedroom Three

9' 10" x 7' 10" (3.00m x 2.39m)

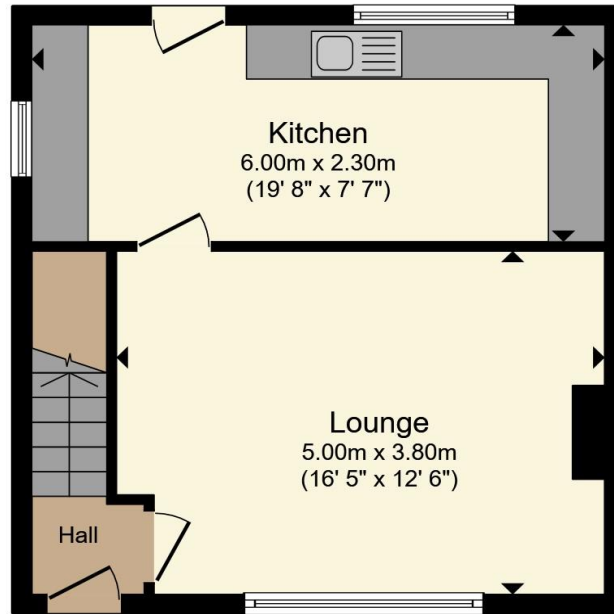
Bathroom

9' 10" x 7' 10" (3.00m x 2.39m)

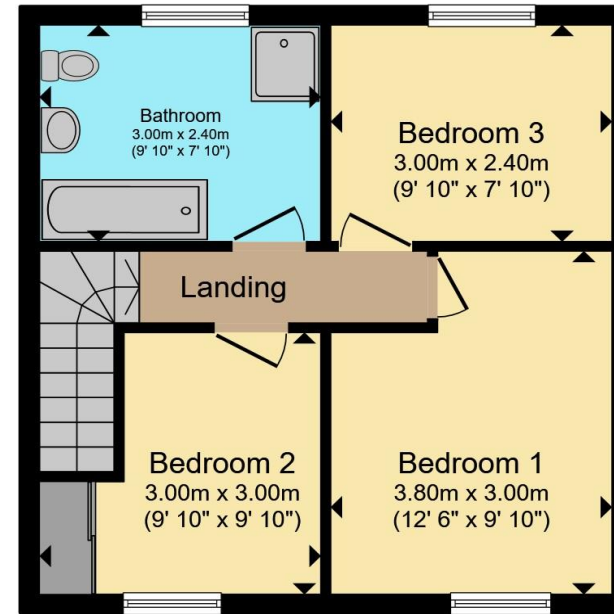








Ground Floor



First Floor

Total floor area 76.9 m² (827 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

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EPC Rating: C Council Tax
Band: B

view this property online PaulDubberley.co.uk/Property/PWE104665

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Paul Dubberley is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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