

for sale

£250,000 Freehold



## Rosehill Willenhall WV13 2AR

Beautifully presented FOUR-BEDROOM TOWNHOUSE arranged over three floors, featuring a spacious lounge/diner, modern kitchen, principal bedroom with en-suite, enclosed rear garden, rear parking and versatile accommodation throughout.

# Rosehill Willenhall WV13 2AR

## Hall

Welcoming entrance hall;

## Kitchen

9' 10" x 6' ( 3.00m x 1.83m )

Modern fitted kitchen having wall and base units, integrated appliances, four ring gas hob with extractor overhead, stainless steel inset sink and double-glazed window to front aspect.

## Wc

3' 8" x 6' 1" ( 1.12m x 1.85m )

Ground floor WC comprising a low-flush toilet, pedestal wash hand basin and central heating radiator.

## Living Room

17' 11" x 12' 10" ( 5.46m x 3.91m )

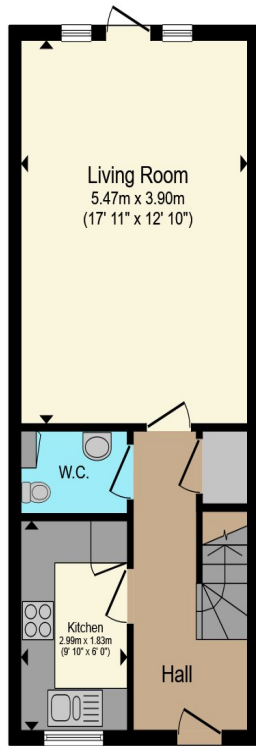
Generous living room having front double-glazed window, central heating radiator, space for dining furniture and door to access rear garden.

## Landing

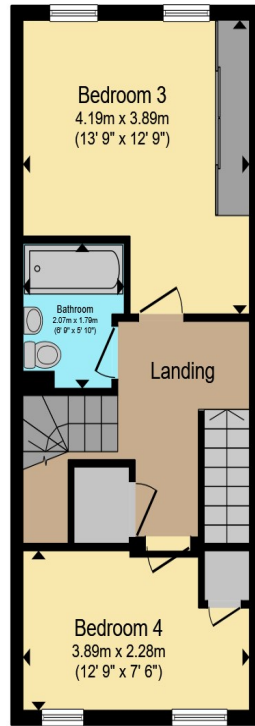
having stairs to first and second floor.



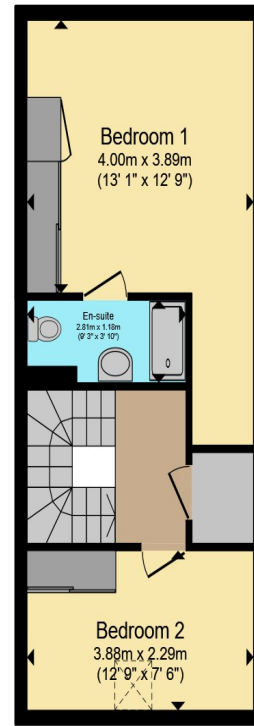




**Ground Floor**



**First Floor**



**Second Floor**

Total floor area 117.9 m<sup>2</sup> (1,270 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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 WILLENHALL WV13 2BG

Property Ref: PW1104593 - 0003

Tenure:Freehold EPC Rating: B

Council Tax Band: C

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