PAUL CARR Estate Agents Sales & Lettings

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Victor Street, Pelsall
Walsall, WS3 4BU

Offers in the Region Of £290,000

A welcoming family home with stylish interiors and space to enjoy

Traditional bay-fronted character, a beautifully appointed kitchen and a generous rear garden combine in this appealing three-bedroom semi-detached home.

Set within an established residential area of Pelsall, the property offers a thoughtful balance of comfortable living spaces and practical features, with connected reception rooms creating a natural flow through the ground floor.

An enclosed entrance porch leads into the hallway, introducing accommodation designed around everyday family life. To the front, the inviting lounge is filled with light from its broad bay window, while a feature fireplace provides an attractive focal point. There is ample space to relax, with a wide opening drawing the eye through to the dining room beyond. Overlooking the garden, the dining room provides a lovely setting for family meals and entertaining. bi-fold doors connect the interior with the terrace, allowing gatherings to extend outdoors during the warmer months. The kitchen brings a distinctive contemporary touch to the home. Rich green cabinetry is paired with brass-toned handles and pale marble-effect surfaces, creating an elegant combination of colour and texture. A built-in double oven and electric hob are neatly incorporated, while the window above the sink frames a pleasant outlook across the garden. A separate utility room provides valuable additional workspace, storage and provision for laundry appliances, together with direct access outside. A ground-floor cloakroom completes the accommodation on this level.

Upstairs, three bedrooms offer flexibility for a growing family. The principal bedroom enjoys the character and natural light of a front-facing bay window, with space for a double bed and accompanying furniture. A second double bedroom overlooks the rear garden, while the third bedroom lends itself equally well to a child's room, nursery or dedicated home office. The bathroom is finished with contemporary grey tiling and a white suite, including a bath with handheld shower attachment, a vanity washbasin and WC, creating a calm and coordinated space.

The rear garden is a particular highlight. A paved terrace sits immediately behind the house, providing a natural spot for outdoor dining, morning coffee or summer evenings with friends. Beyond, a generous lawn offers plenty of room for recreation and children's play, with fenced boundaries defining the outdoor space. To the front, a driveway provides off-road parking and access to the attached garage, adding further practicality to this versatile home.

Pelsall's village centre offers shops and everyday amenities, while the open spaces of Pelsall Common provide opportunities for walks and family leisure. Local schooling and nearby bus connections add to the area's convenience, with rail services available from Bloxwich for travel towards Walsall and Birmingham.

Combining character, contemporary style and a generous garden, this is a home with much to offer buyers seeking space to settle and enjoy family life.

Contact Paul Carr Estate Agents to arrange your viewing.



Entrance Porch

Entrance Hall

Lounge area 14' 3" x 11' 6" (4.34m x 3.50m)

Dining area 10' 1" x 9' 5" (3.07m x 2.87m)

Kitchen 10' 1" x 8' 6" (3.07m x 2.59m)

Utility room

W.C.

First Floor Landing

Bedroom One

Bedroom Two 11' 5" x 10' 3" (3.48m x 3.12m)

Bedroom Three 9' 8" x 6' 7" (2.94m x 2.01m)

Shower Room

Outside

Driveway 7' 9" x 7' 9" (2.36m x 2.36m)

Rear Garden

Garage






There's nothing like a
GUINNESS
GUINNESS

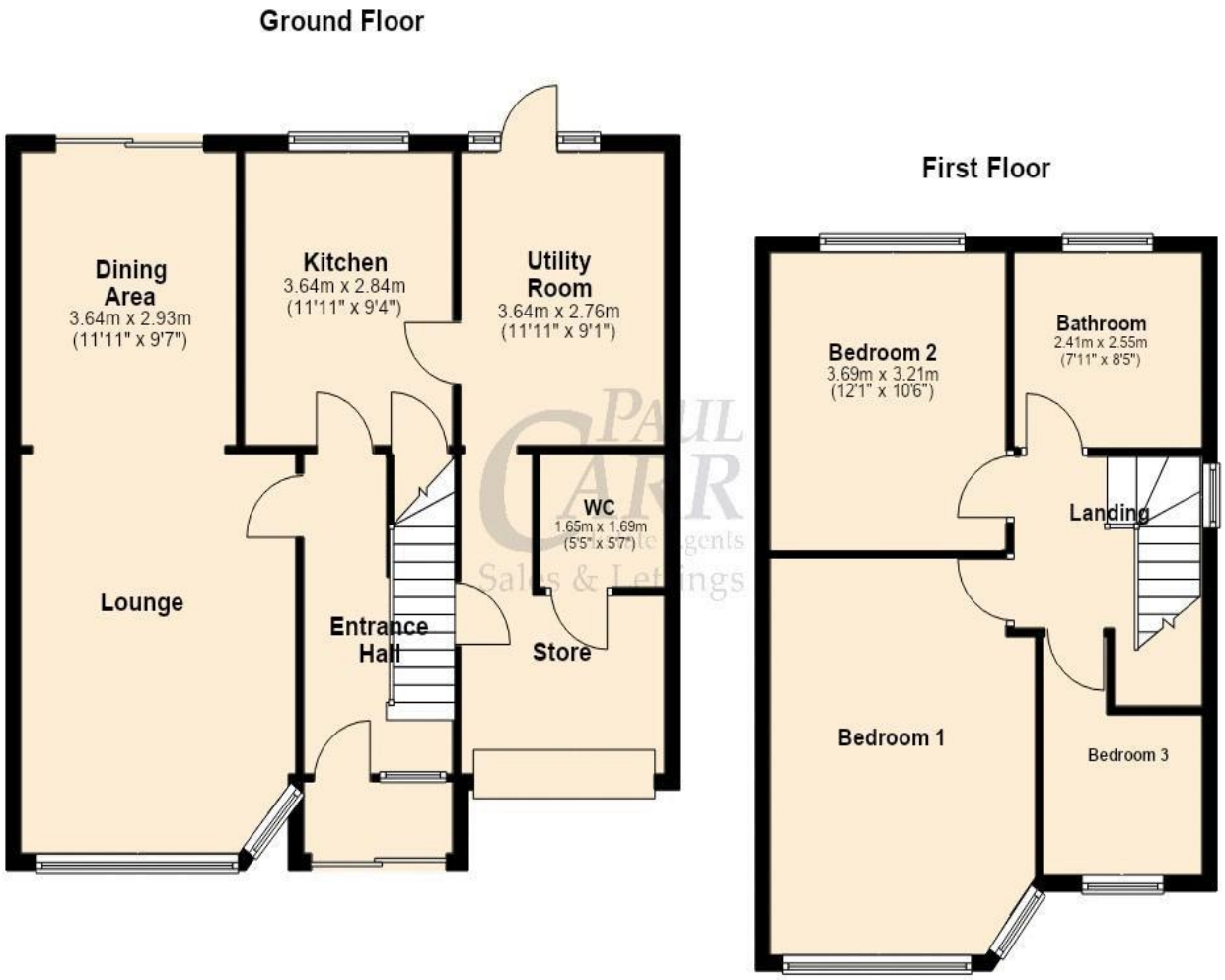






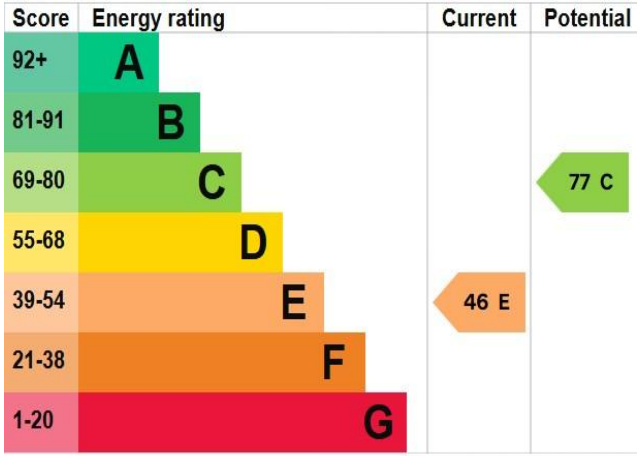
Floor Plan

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

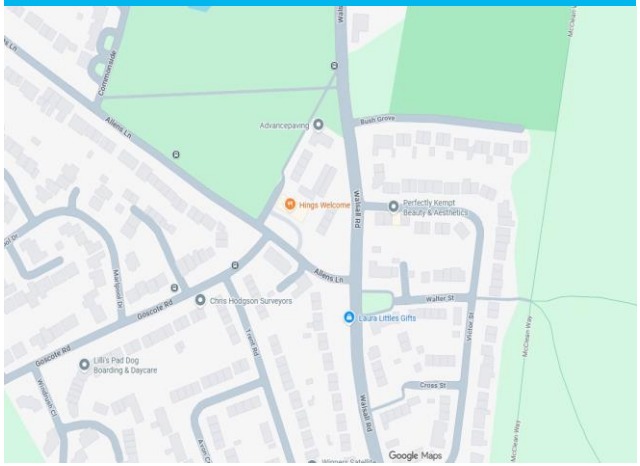


Total area: approx. 120.9 sq. metres (1301.1 sq. feet)

Energy Performance Rating



Map Location













Agent's Note:

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