

for sale

offers in the region of **£240,000** Freehold



Collins Road Wednesbury WS10 0RX

Three-bedroom semi-detached home offered with no upward chain, requiring modernisation and offering excellent potential. Benefits include a conservatory, downstairs WC, garage, private rear garden, side access and off-road parking.



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Property Details

Ground Floor

Entrance Hallway

Having a double glazed front entrance door, carpeted flooring, ceiling light point, radiator, stairs to the frist floor and doors leading to the lounge and kitchen.

Lounge 16' 2" x 10' 2" (4.93m x 3.10m)

Having a double glazed window to the front aspect, carpeted flooring, ceiling light point and a radiator.

Kitchen 13' 1" x 10' 3" (3.99m x 3.12m)

Having a double glazed window to the rear aspect, base units with laminate worktops over, vinyl flooring, ceiling light point, radiator, space for appliances and plumbing for utilities, Doors from the kitchen give access to the conservatory and storage cupboard.

Conservatory 14' 9" x 4' 11" (4.50m x 1.50m)

Having a tiled flooring, a double glazed door leading to the rear garden, door to a separate storage cupboard and door to the downstairs WC.

First Floor

Landing

Having a double glazed window to the side aspect, carpeted flooring, ceiling light point and doors leading to the bedrooms and shower room.

Bedroom One 16' 2" x 11' 2" (4.93m x 3.40m)

Having a double glazed window to the front aspect, carpeted flooring, ceiling light point and a radiator.

Bedroom Two 12' 2" x 9' 10" (3.71m x 3.00m)

Having a double glazed window to the rear aspect, capreted flooring, ceiling light point and a radiator.

Bedroom Three 9' 10" x 7' 3" (3.00m x 2.21m)

Having a double glazed window to the front aspect, ceiling light point and a radiator.

Shower Room

Having a double glazed window to the rear aspect, tiled flooring and part tiled walls, walk in shower cubilces, WC, wash hand basin, ceiling light point and a radiator.

Outside

Front:

Having a tarmac driveway, path to the front door and access to the garage.

Rear:

Having a block paved patio, decorative gravelled areas, door to the garage and gate to the covered side access providing extra storage.

Garage 14' 9" x 8' 2" (4.50m x 2.49m)

Having double entrance doors to the front and double glazed door to the rear giving access to the rear garden.





To view this property please contact Connells on

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Property Ref: WED312548 - 0003

Tenure:Freehold EPC Rating: D

Council Tax Band: B

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