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**Green Lane | Walsall | WS4 1RR**

**Asking Price £385,000**

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# Summary

**\*\*THREE/ FOUR BEDROOM HOME\*\*REFITTED KITCHEN\*\*REFITTED BATHROOM\*\*GARAGE AND DRIVE\*\*MATURE REAR GARDEN\*\*PERFECT FAMILY HOME\*\*NO ONWARD CHAIN\*\*VIEWING ESSENTIAL\*\***

Nestled in the highly sought-after area of Green Lane, Shelfield, Walsall, this delightful semi-detached house presents an excellent opportunity for families seeking a spacious and modern home. Boasting four generously sized bedrooms, this property is designed to accommodate both comfort and practicality. Upon entering, you are greeted by a welcoming entrance porch that leads into a bright and airy hall. The ground floor features two reception rooms, including a lounge diner that is perfect for entertaining guests or enjoying family time. The conservatory at the rear offers a lovely space to relax while overlooking the garden, creating a seamless connection between indoor and outdoor living. The modern kitchen has been thoughtfully refitted, providing a stylish and functional area for culinary pursuits. Additionally, there is a separate WC conveniently located near the garage. The first floor comprises four spacious bedrooms (one room accessed from the same room), ensuring ample room for family members or guests. The family bathroom has also been refitted to a high standard, offering a contemporary space for relaxation. Outside, the property boasts a well-maintained lawned area to the front, complemented by a paved driveway and garage, providing convenient off-road parking. The rear garden is a true highlight,

# Key Features

- THREE/FOUR BEDROOM HOME
- CONSERVATORY TO THE REAR
- REFITTED BATHROOM
- MATURE REAR GARDEN
- POPULAR LOCATION
- DRIVE AND GARAGE
- REFITTED KITCHEN
- LOUNGE DINER
- DECEPTIVELY SPACIOUS
- CALL WEBBS TO SECURE YOUR VIEWING TODAY!!!

# Rooms and Dimensions

## Entrance Porch

## Hall

## Lounge Diner

22'0" x 12'11" (6.724m x 3.939m)

## Conservatory

18'11" x 8'10" (5.781m x 2.697m)

## Refitted Kitchen

9'6" x 8'9" (2.916m x 2.687m)

## Garage

28'0" x 8'8" (8.551m x 2.643m)

## Guest WC

2'10" x 5'4" (0.876m x 1.632m)

## First Floor Landing

## Bedroom One

13'10" x 9'7" (4.231m x 2.931m)

## Bedroom Two

8'6" x 12'1" (2.594m x 3.702m)

## Bedroom Three

14'0" x 8'6" (4.289m x 2.594m)

## Bedroom Four

10'6" x 8'5" (3.225m x 2.570m)

## Shower Room

7'11" x 6'0" (2.425m x 1.845m)

## Identification Checks

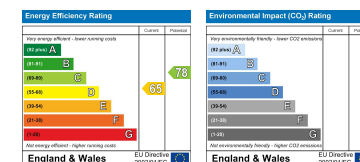








Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



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