



**Wilson Road, Oldbury B68 9JN**

welcome to

## Wilson Road, Oldbury

\*\*\*\* DELIGHTFUL THREE BEDROOM SEMI DETACHED \*\*\*\* CLOSE TO WARLEY WOODS \*\*\*\* EASY ACCESS TO MOTORWAY NETWORKS \*\*\*\*  
COMMUTABLE DISTANCE OF BIRMINGHAM CITY CENTRE \*\*\* FITTED KITCHEN \*\*\* THREE BEDROOMS \*\*\*\* FAMILY BATHROOM \*\*\* BEAUTIFUL REAR  
GARDENS \*\*\* SUMMERHOUSE TO THE REAR.

### Agent Note

This property is council tax band C.  
\*\*Please note that the vendor of this property is a  
family member of an Employee of the Connells  
Group of Companies\*\*

### Front Garden

Driveway to front, boundary brick wall with flower  
beds & shrubs to the front.

### Entrance Hall

Stairs to first floor, central heating radiator, doors to  
all ground floor accommodation.

### Lounge

17' 1" x 11' 5" ( 5.21m x 3.48m )  
Double glazed window to rear, fitted cupboard & TV  
unit, central heating radiator, fire surround with  
living flame gas fire.

### Kitchen

9' 6" x 9' 3" ( 2.90m x 2.82m )  
Double glazed window to rear, fully fitted kitchen  
with range of wall & base units, breakfast bar, sink &  
drainer, range oven with extractor hood over.

### Bedroom 1

Double glazed window to rear, central heating  
radiator.

### Bedroom 2

Double glazed window to rear, central heating  
radiator, fitted wardrobes.

### Bedroom 3

Double glazed window, central heating radiator.

### Bathroom

Double glazed window, low level flush w/c, wash  
hand basin, bath.

### Rear Garden

Tiered patio areas which lead up to lawned area,  
giving access to decking area & summer house -  
with electrics, lights & woodburner stove. This could  
lend itself to all different uses, including  
office/study.





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## Wilson Road, Oldbury

- Beautifully Presented Throughout.
- Three Bedroom Semi Detached Property.
- Stunning Fitted Kitchen.
- Driveway to the Front
- Well maintained Rear Gardens incorporating Summerhouse.

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers over

**£300,000**



Ground Floor



First Floor

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.focalagent.com](http://www.focalagent.com)

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**0121 427 3264**



harborne@shipways.co.uk



172 High Street, Harborne, BIRMINGHAM,  
West Midlands, B17 9PP



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