



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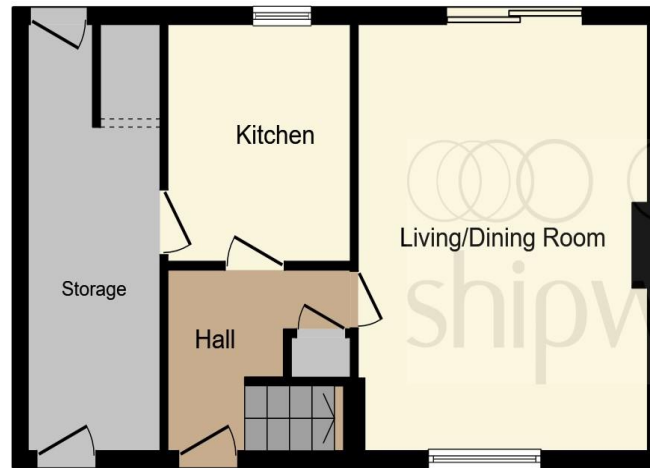
- Beautifully Presented Throughout.
- Three Bedroom Semi Detached Property.
- Stunning Fitted Kitchen.
- Driveway to the Front
- Well maintained Rear Gardens incorporating Summerhouse.

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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Property Ref:  
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