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Wolverhampton Road | Walsall | WS3 4AE
Asking Price £240,000

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estate agents

Summary

DECEPTIVELY SPACIOUS THREE BEDROOM HOMETHREE GENEROUS BEDROOMS**LARGE PLOT**LOG BURNER TO LIVING ROOM**KITCHEN DINER**FITTED KITCHEN AND BATHROOM**PRIVATE AND ENCLOSED REAR GARDEN**CORNER PLOT**POPULAR LOCATION**CLOSE TO ALL LOCAL AMENITIES**VIEWING ESSENTIAL**

Nestled on Wolverhampton Road in the charming area of Pelsall, Walsall, this deceptively spacious semi-detached house offers a delightful family home. Set on a generous corner plot, the property boasts a large block-paved front.

Upon entering, you are greeted by a welcoming entrance hall that leads into a comfortable lounge, complete with a feature log burner, perfect for cosy evenings. The heart of the home is undoubtedly the open-plan kitchen diner, which is designed for both functionality and socialising. This area features convenient under-stairs storage, ensuring that the space remains tidy and organised.

The first floor comprises three generously sized bedrooms, each offering a peaceful retreat for rest and relaxation. The modern fitted bathroom is well-appointed and caters to the needs of a busy household.

Stepping outside, you will find a private and enclosed rear garden, ideal for outdoor entertaining or simply enjoying the fresh air. The garden features a patio area, perfect for al fresco dining, and is

Key Features

- LARGE CORNER PLOT
- KITCHEN DINER
- LARGE BLOCK PAVED FRONTAGE
- PRIVATE AND ENCLOSED REAR GARDEN
- CLOSE TO ALL LOCAL AMENITIES
- THREE GENEROUS BEDROOMS
- LOG BURNER TO LOUNGE
- FITTED BATHROOM
- POPULAR LOCATION
- CALL WEBBS TO SECURE YOUR VIEWING ON 01922 663399!!!!

Rooms and Dimensions

Entrance Hall

Lounge

13'4" x 12'3" (4.086m x 3.740m)

Kitchen Diner

16'0" x 13'0" (4.877m x 3.966m)

First Floor Landing

Bedroom One

11'10" x 9'5" (3.610m x 2.890m)

Bedroom Two

11'0" x 9'1" (3.365m x 2.782m)

Bedroom Three

9'8" x 6'4" (2.951m x 1.948m)

Family Bathroom

5'10" x 6'0" (1.80m x 1.83m)

Identification Checks B

Agent Note

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Premium Conveyancing (B)







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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Planned
Very energy efficient - lower running costs	Very environmentally friendly - lower CO ₂ emissions	83	
81-100	B	83	
71-80	C	83	
61-70	D	64	
51-60	E	64	
41-50	F	64	
31-40	G	64	
All energy efficient - higher running costs	All environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		
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