



Collins Road | Walsall | WS10 0RZ

Guide Price £160,000

 **Webbs**  
estate agents

## Summary

**\*\*FOR SALE BY MODERN METHOD OF AUCTION\*\*AUCTION T&C'S APPLY\*\*GUIDE OF £160,000\*\*RENOVATION REQUIRED\*\*THREE BEDROOM SEMI DETACHED HOUSE\*\*TWO RECEPTION ROOMS\*\*NO CHAIN\*\*EXCELLENT POTENTIAL TO RECONFIGURE AND UPGRADE\*\***

Offered for sale with no upward chain, this traditional three bedroom semi detached house represents an exceptional opportunity for purchasers seeking a property with genuine scope for transformation.

Requiring renovation and modernisation throughout, the house provides a blank canvas for buyers to redesign and refurbish to their own specification, whether as a long term family home or a property to renovate and resell. The accommodation offers well proportioned living space with the potential to create a stylish and contemporary interior, while retaining the practical layout that makes semi detached homes so popular with a wide range of buyers.

The property benefits from a paved frontage together with shared side access leading to the rear garden. Inside, the accommodation includes reception space and kitchen areas ready for complete

## Key Features

- OFFERED FOR SALE WITH NO UPWARD CHAIN - REQUIRING RENOVATION AND MODERNISATION THROUGHOUT,
- OFFERING EXCELLENT POTENTIAL TO CREATE A STYLISH AND CONTEMPORARY INTERIOR
- THREE FIRST FLOOR BEDROOMS AND A FAMILY BATHROOM
- A PROPERTY WITH SIGNIFICANT POTENTIAL AND GREAT SCOPE FOR ENHANCEMENT
- GUIDE OF £160,000
- THREE BEDROOM SEMI DETACHED HOUSE REPRESENTS AN EXCEPTIONAL OPPORTUNITY FOR PURCHASERS SEEKING A PROPERTY WITH GENUINE SCOPE FOR TRANSFORMATION.
- RECEPTION ROOMS AND KITCHEN AREAS READY FOR COMPLETE REFURBISHMENT
- WELL PLACED TO EXCELLENT AMENITIES AND MAIN ROAD NETWORK LINKS
- AUCTION T&C'S APPLY
- CONTACT WEBBS ESTATE AGENTS TO VIEW - 01922 663399!!

## Rooms and Dimensions

### STORM PORCH

### FRONT RECEPTION ROOM

13'8"/11'11" x 11'9" (4.19m/3.64m x 3.59m)

### DINING AREA

10'2" x 7'4" (3.11m x 2.25m)

### KITCHEN (CURRENTLY NO UNITS)

10'2" x 9'0" (3.10m x 2.76m )

### FIRST FLOOR LANDING

### MASTER BEDROOM

11'5" x 9'5" (3.49m x 2.89m )

### BEDROOM TWO

12'11" x 10'5" (3.95m x 3.18m)

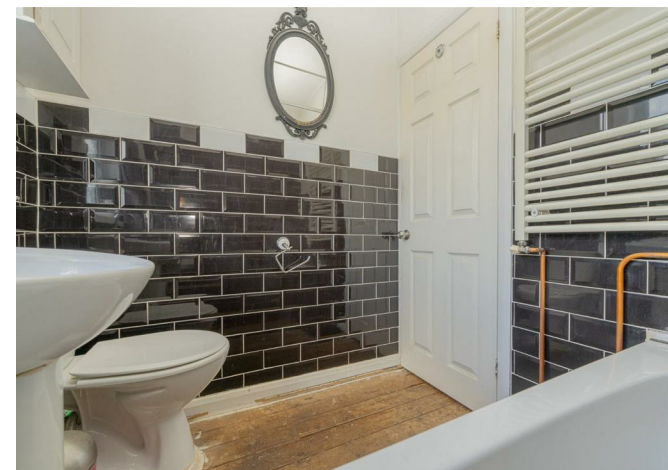
### BEDROOM THREE

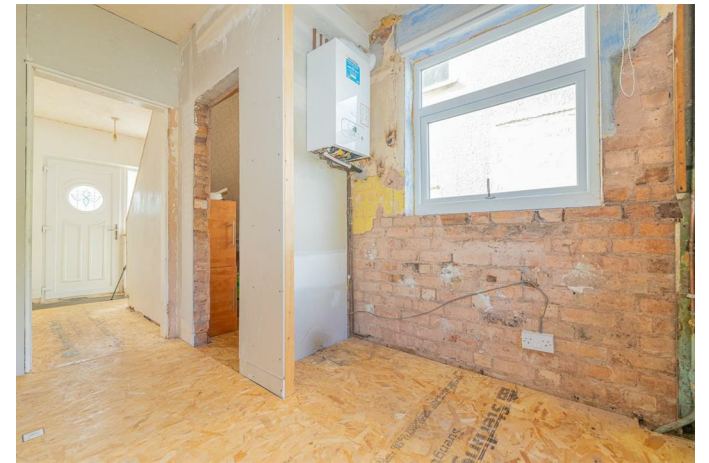
9'3" z 7'6" (2.83m z 2.29m)

### FIRST FLOOR BATHROOM

5'7" x 6'4" (1.72m x 1.94m)

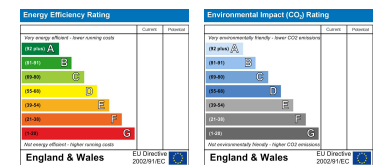
### Auctioneers Comments- A







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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