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Harrison Street | Walsall | WS3 3HW

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Summary

****TWO BEDROOM HOME**REFITTED SHOWER ROOM**MODERN FITTED KITCHEN**DOWNSTAIRS WC/UTILITY**TWO RECEPTION ROOMS**TWO DOUBLE BEDROOMS**LANDSCAPED GARDEN**STONES THROW FROM BLOXWICH HIGH STREET**PERFECT FIRST TIME BUY/INVESTMENT**VIEWING ESSENTIAL****

Welcome to this charming two-bedroom terraced house located on Harrison Street in Walsall. This improved home is ideally situated in a popular area, just a stone's throw from Bloxwich High Street, providing easy access to a variety of local amenities, including shops, schools, and transport links.

Upon entering the property, you are greeted by a welcoming first reception room that flows seamlessly into a further sitting and dining area. This space is perfect for entertaining guests or enjoying family time. The inner hall leads you to the stairs that ascend to the first floor, where you will find a modern fitted kitchen lobby area, complete with a utility room and a convenient guest WC.

The first floor boasts a stunning, recently refitted shower room, designed with contemporary finishes that enhance the overall appeal of the home. Additionally, there are two generously sized double bedrooms, both offering a comfortable and restful retreat.

To the rear of the property, you will discover a beautifully landscaped garden, providing an ideal outdoor space for relaxation or entertaining. This delightful home combines modern living with a convenient location, making it a perfect choice for first-time buyers or those looking to downsize.

Do not miss the opportunity to view this lovely property, which offers both comfort and practicality in a sought-after area of Walsall.

Key Features

- TWO BEDROOM TERRACE HOME
- MODERN FITTED KITCHEN
- GUEST WC
- LANDSCAPED GARDEN
- POPULAR LOCATION
- REFITTED SHOWER ROOM
- UTILITY ROOM/STORE ROOM
- TWO RECEPTION ROOMS
- PERFECT FIRST TIME BUY
- CALL WEBBS TO SECURE YOUR VIEWING ON 01922 663399

Rooms and Dimensions

Reception Room One

12'3" x 12'3" (3.757m x 3.754m)

Sitting/ Dining Room

12'10" x 12'4" (3.919m x 3.776m)

Inner Hall

Kitchen

11'0" x 6'2" (3.360m x 1.901m)

Lobby

Utility/ Guest WC

5'11" x 5'1" (1.826m x 1.555m)

First Floor Landing

Bedroom One

11'5" x 12'5" (3.480m x 3.787m)

Bedroom Two

12'5" x 8'3" (3.785m x 2.532m)

Refitted Shower Room

10'11" x 6'1" (3.351m x 1.877m)

Identification Checks B







Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
<p>Key Average Energy Use: lower energy costs</p> <p>100 kWh/m² A</p> <p>105 kWh/m² B</p> <p>110 kWh/m² C</p> <p>115 kWh/m² D</p> <p>120 kWh/m² E</p> <p>125 kWh/m² F</p> <p>130 kWh/m² G</p>	<p>82</p>	<p>Key Annual CO₂ Emissions: lower CO₂ emissions</p> <p>100 g/m² A</p> <p>105 g/m² B</p> <p>110 g/m² C</p> <p>115 g/m² D</p> <p>120 g/m² E</p> <p>125 g/m² F</p> <p>130 g/m² G</p>	<p>61</p>
<p>EU Directive 2002/91/EC</p> <p>England & Wales</p>		<p>EU Directive 2002/91/EC</p> <p>England & Wales</p>	

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