



Webbs

Helping people move since 1994

Chepstow Road | Walsall | WS3 2ND

Asking Price £175,000

 **Webbs**
estate agents

Summary

****THREE BEDROOM END OF TERRACE**MODERN FITTED KITCHEN DINER**MODERN FITTED BATHROOM**GATED PARKING TO THE REAR**IMPROVED THROUGHOUT**DECEPTILVEY SPACIOUS**PERFECT FIRST TIME BUY OR INVESTMENT**VIEWING ESSENTIAL****

Webbs Estate Agents are delighted to present this beautifully improved three-bedroom end-of-terrace house located on Chepstow Road in Walsall. This property is ideally situated in a popular residential area, making it a perfect choice for first-time buyers or investors alike.

Upon entering, you are welcomed by a gated front garden that leads into a charming entrance porch. The spacious lounge features a lovely fireplace, creating a warm and inviting atmosphere. At the rear of the property, you will find a modern fitted kitchen diner, perfect for family meals and entertaining guests. Additionally, there is a separate utility room that adds to the convenience of this home.

The first floor boasts three generous bedrooms, providing ample space for family living or guest accommodation. The modern fitted bathroom is stylish and functional, catering to all your needs.

One of the standout features of this property is the private and enclosed landscaped garden at the rear. This outdoor space is perfect for relaxation and recreation, and it includes double gates that offer secure parking, a rare find in a terraced home.

In summary, this property on Chepstow Road is a fantastic opportunity for those seeking a comfortable and well-appointed home in Walsall. With its modern amenities, generous living space, and secure outdoor area, it is sure to attract a great deal of interest. Do not miss the chance to make this delightful house your new home.

Key Features

- THREE BEDROOM EN OF TERRACE
- PERFECT FIRS TITME BUY OR INVESTMENT
- MODERN FITTED BATHROOM
- PARKING TO THE REAR
- VIEWING ESSENTIAL
- FINSHED TO A HIGH STANDARD
- MODERN FITTED KITCHEN
- SEPERATE UTILITY ROOM
- KITCHEN DINER
- CALL WEBBS TO SECURE YOUR VIEWING ON 01922 663399!!

Rooms and Dimensions

Entrance Porch

Lounge

15'6" x 13'0" (4.727m x 3.967m)

Refitted Kitchen Diner

15'6" x 12'8" (4.731m x 3.867m)

Utility Room

5'9" x 5'9" (1.754m x 1.755m)

First Floor Landing

Bedroom One

13'9" x 9'6" (4.204m x 2.912m)

Bedroom Two

11'3" x 9'6" (3.454m x 2.909m)

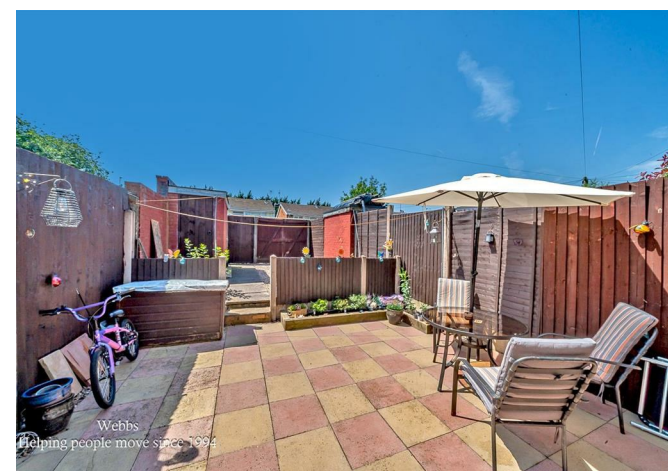
Bedroom Three

10'11" x 3'3" .2657'5" (3.335m x 1 .810m)

Refitted Bathroom

7'10" x 5'9" (2.405m x 1.755m)

Identification Checks B







Approximate total area⁽¹⁾
70.1 m²
Reduced headroom
0.5 m²

(1) Excluding balconies and terraces

Reduced headroom
----- Below 1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360

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	
Score	Band	Score	Band
105-120	A	105-120	A
90-105	B	90-105	B
75-85	C	75-85	C
65-75	D	65-75	D
55-65	E	55-65	E
45-55	F	45-55	F
35-45	G	35-45	G

England & Wales EU Directive 2002/91/EC