Simmonds Road | Bloxwich, Walsall | WS3 3PU

Offers Over £270,000

Webbs
estate agents

Summary

** SEMI DETACHED HOUSE ** POPULAR LOCATION ** WELL MAINTAINED AND IMPROVED ** INTERNAL VIEWING ADVISED ** THREE BEDROOMS ** FITTED KITCHEN ** LOUNGE ** DINER ** SEPARATE GUEST WC ** DRIVEWAY AND GARDEN ** PART CONVERTED GARAGE ** PRIVATE REAR GARDEN ** UPVC DOUBLE GLAZING ** GAS CENTRAL HEATING ** POPULAR AND CONVENIENT LOCATION CLOSE TO SCHOOLS , SHOPS AND AMENITIES **

Webbs Estate Agents have pleasure in offering this semi detached home having been improved and maintained to a high standard throughout. The property is situated in a popular and sought after convenient location, being close to all local amenities, shops and schools. Briefly comprising on the ground floor : Porch, hallway, Living Room, Diner, modern kitchen and a guest WC. The first floor landing leads to three bedrooms and a modern bathroom. Externally there is a driveway, a part garage for storage and an enclosed garden to the rear. For a viewing call us on 01922 288800.

Key Features

- POPULAR RESIDENTIAL LOCATION
- 3 BEDROOMS
- DINING ROOM
- SEPARATE WC
- STORAGE / PART GARAGE
- SEMI DETACHED FAMILY HOME
- LIVING ROOM
- KITCHEN
- FAMILY BATHROOM
- EARLY VIEWING ADVISED

Rooms and Dimensions

ENTRANCE PORCH

HALLWAY

LIVING ROOM
14'10" x 11'8" (4.53 x 3.56)

DINING ROOM
8'8" x 9'11" (2.65 x 3.04)

KITCHEN
9'11" x 13'4" max (3.03 x 4.07 max)

WC

FIRST FLOOR LANDING

BEDROOM ONE
10'5" x 14'11" (3.18 x 4.56)

BEDROOM TWO
10'0" x 10'0" (3.05 x 3.05)

BEDROOM THREE
9'6" x 7'2" (2.91 x 2.2)

FAMILY BATHROOM
5'4" x 7'5" (1.65 x 2.28)

OUTSIDE

Identification Checks

Webbs
Helping people move since 1994

Webbs
Helping people move since 1994

Webbs
Helping people move since 1994

Webbs
Helping people move since 1994

Webbs
Helping people move since 1994

Webbs
Helping people move since 1994

Approximate total area(1)

94.1 m²

Reduced headroom

1 m²

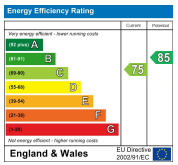
(1) Excluding balconies and terraces

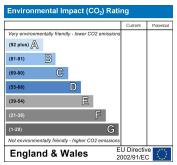
Reduced headroom

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.

GIRAFFE360





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.

212 High Street, Bloxwich, Walsall, WS3 3LA
Tel: 01922 663399 | Email: bloxwich@webbsestateagents.co.uk | www.webbestateagents.co.uk