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Darwin Road | Walsall | WS2 7EN

Asking Price £170,000



Summary

****TWO BEDROOM SEMI**GENEROUS PLOT**FITTED BATHROOM**FITTED KITCHEN**PERFECT FIRST TIME BUY**POPULAR LOCATION**VIEWING ESSENTIAL****

Welcome to this charming two-bedroom semi-detached home located on Darwin Road in Walsall. This property is ideally situated in a popular area, making it a perfect choice for first-time buyers or those looking for a sound investment opportunity.

As you approach the house, you are greeted by a well-maintained lawned garden, providing a pleasant first impression. Upon entering, you will find an inviting entrance porch that leads into a fitted kitchen, perfect for preparing meals and entertaining guests. The spacious lounge diner offers a comfortable area for relaxation and socialising, while a convenient lobby/utility room adds to the practicality of the home.

Moving to the first floor, you will discover two generous bedrooms, each offering ample space for furnishings and personal touches. The fitted bathroom is well-appointed, catering to all your needs.

One of the standout features of this property is the large, private, and enclosed rear garden, which is mainly laid to lawn. This outdoor space is perfect for enjoying sunny days, hosting barbecues, or simply unwinding in a tranquil setting.

In summary, this delightful semi-detached house on Darwin Road presents an excellent opportunity for those seeking a comfortable and convenient home in Walsall. With its appealing features and prime location, it is not to be missed.

Key Features

- TWO BEDROOM SEMI DETACHED HOME
- COMMUNAL PARKING TO THE FRONT
- FITTED KITCHEN
- GENEROUS REAR GARDEN
- VIEWING ESSENTIAL
- POTENTIAL TO EXTENDED SUBJECT TO PLANNING
- PERFECT FIRST TIME BUY OR INVESTMENT
- FITTED BATHROOM
- POPULAR LOCATION
- CALL WEBBS TO SECURE YOUR VIEWING ON 01922 663399!!

Rooms and Dimensions

Entrance Hall

Breakfast Kitchen

9'0" x 9'1" (2.750m x 2.77m)

Lounge

16'3" x 16'4" (4.963m x 4.993m)

Dining Area

9'7" x 13'6" (2.946m x 4.132m)

Lobby/ Utility

16'0" x 5'5" (4.891m x 1.676m)

First Floor Landing

Bedroom One

13'0" x 9'0" (3.978m x 2.749m)

Bedroom Two

12'8" x 6'6", 3238'2" (3.863m x 2,987m)

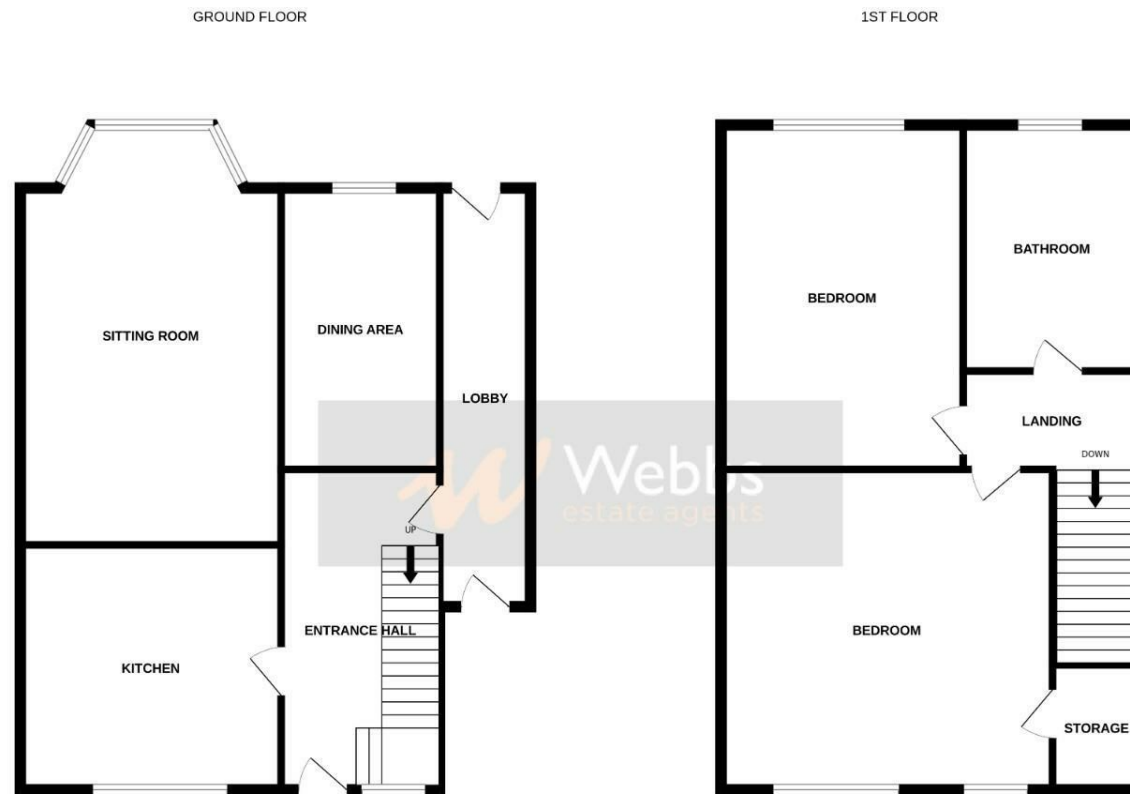
Bathroom

9'7" x 4'10" (2.942m x 1.494m)

Identification Checks B







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. 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
100-125 kWh/m ² /year A	100-125 kWh/m ² /year A	100-125 g/m ² /year A	100-125 g/m ² /year A
126-150 kWh/m ² /year B	126-150 kWh/m ² /year B	126-150 g/m ² /year B	126-150 g/m ² /year B
151-175 kWh/m ² /year C	151-175 kWh/m ² /year C	151-175 g/m ² /year C	151-175 g/m ² /year C
176-200 kWh/m ² /year D	176-200 kWh/m ² /year D	176-200 g/m ² /year D	176-200 g/m ² /year D
201-225 kWh/m ² /year E	201-225 kWh/m ² /year E	201-225 g/m ² /year E	201-225 g/m ² /year E
226-250 kWh/m ² /year F	226-250 kWh/m ² /year F	226-250 g/m ² /year F	226-250 g/m ² /year F
251-300 kWh/m ² /year G	251-300 kWh/m ² /year G	251-300 g/m ² /year G	251-300 g/m ² /year G

England & Wales EU Directive 2002/91/EC

212 High Street, Bloxwich, Walsall, WS3 3LA

Tel: 01922 663399 | Email: bloxwich@webbestateagents.co.uk | www.webbestateagents.co.uk

