



Old Town Lane | Pelsall, Walsall | WS3 4LZ  
Offers Over £300,000

 **Webb's**  
estate agents



# Summary

MODERN THREE BEDROOM DETACHED HOME\*\*GENEROUS CORNER PLOT\*\*SEMI OPEN PLAN LIVING\*\*LANDSCAPED FORNT AND REAR GARDEN\*\*GARAGE AND DRIVEWAY TO THE REAR\*\*MODERN FITTED KITCHEN AND BATHROOM\*\*THREE GENEROUS BEDROOMS\*\*FINISHED TO A HIGH STANDARD THROUGHOUT\*\*VIEWING IS ESSENTIAL\*\*POPULAR LOCATION\*\*ELECTRICAL VEHICLE CHARGING POINT\*\*

Nestled in the charming area of Old Town Lane, Pelsall, Walsall, this modern three-bedroom detached home offers a delightful blend of comfort and style. Set on a generous corner plot, the property boasts a semi-open plan living space that is perfect for both relaxation and entertaining.

As you enter, you are greeted by a well-designed layout that flows seamlessly from the reception room to the contemporary fitted kitchen. The kitchen is equipped with modern appliances and finishes, making it a joy for any home cook. The property features three spacious bedrooms, each finished to a high standard, providing ample space for family living or guest accommodation.

The bathroom is equally modern, ensuring that your daily routines are both convenient and enjoyable. Outside, the beautifully landscaped front and rear gardens offer a tranquil retreat, ideal for outdoor

# Key Features

- CONTEMPORARY THREE BEDROOM DETACHED HOME
- GARAGE AND DRIVEWAY TO THE REAR
- MODERN FITTED KTICHEN DINER
- FINSHED TO A HIGH STANDARD
- POPULAR LOCATION
- GENEROUS CORNER PLOT
- SEMI OPEN PLAN LIVING
- MODERN FITTED FAMILY BATHROOM
- GUEST WC
- CALL WEBBS ON 01922 663399 TO SECURE YOUR VIEWING TODAY!!!

# Rooms and Dimensions

## Approach

## Entrance Hall

## Guest WC

## Kitchen Diner

19'0" x 11'6" (5.8m x 3.53m)

## Lounge

12'2" x 11'5" (3.73m x 3.5m)

## First Floor Landing

## Bedroom One

11'7" x 11'0" (3.54m x 3.36m)

## Bedroom Two

11'3" x 9'4" (3.45m x 2.85m)

## Bedroom Three

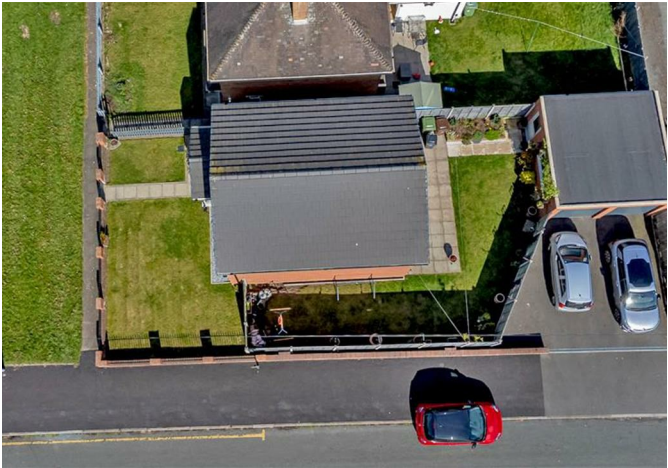
9'4" x 6'1" (2.86m x 1.87m)

## Family Bathroom

## Detached Garage

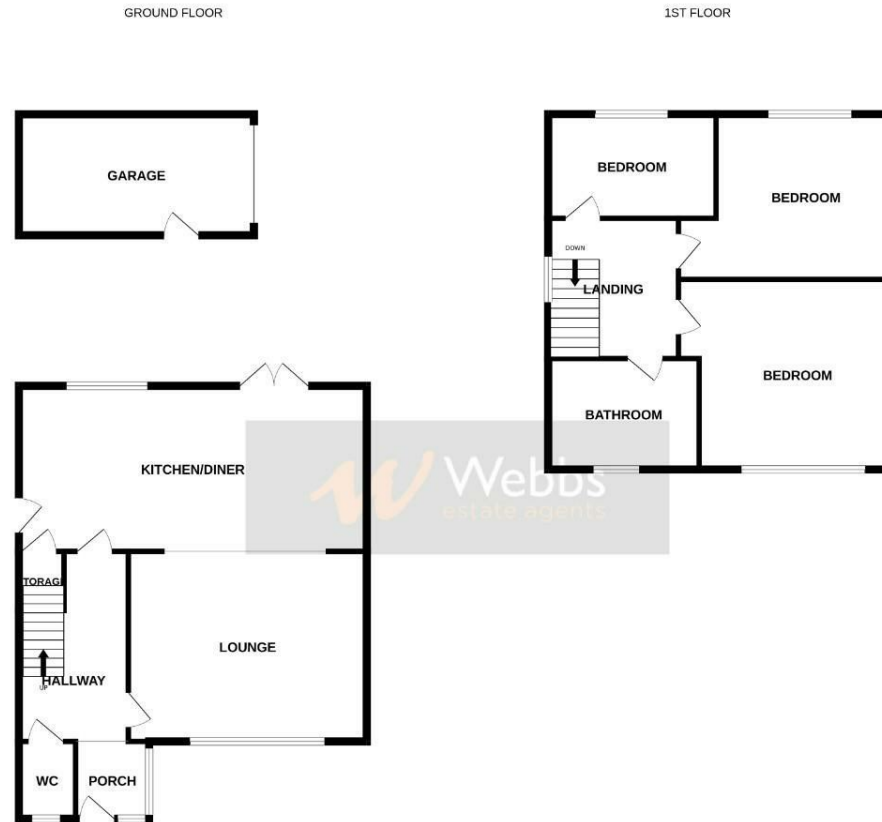
## L shaped Garden

## Identification Checks B



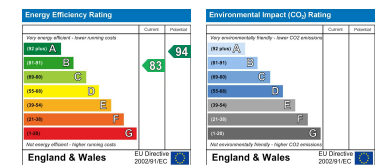






Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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