



Walsall Road | Willenhall | WV13 2DZ

Offers Over £220,000



Summary

**** THREE STOREY THREE BEDROOM MID TOWN HOUSE ** REAR PARKING ** CLOSE TO WILLENHALL TOWN CENTRE ** IDEAL PROPERTY FOR FIRST TIME BUYERS, COUPLES OR FAMILIES ** GROUND FLOOR GUEST WC ** FIRST FLOOR BATHROOM ** ENSUITE TO MASTER BEDROOM ** CONVENIENT LOCATION TO MAJOR COMMUTER ROUTES ** VIEWING ESSENTIAL ****

This well proportioned three storey, three bedroom mid town house offers spacious and versatile accommodation arranged over three floors, making it an excellent opportunity for first time buyers, couples and families. The property is conveniently positioned close to Willenhall town centre and its wide range of everyday amenities, while also providing excellent commuter access with direct routes towards the M6 motorway. Its central location places Walsall, Wolverhampton and Cannock within easy reach, alongside a variety of important road and commuting links. Internally, the property is approached via a welcoming hallway leading to a front facing fitted kitchen, a useful ground floor guest WC and a spacious rear living room. The living room benefits from double doors opening directly onto the low maintenance rear garden, creating a pleasant connection between the indoor and outdoor living spaces. The rear garden also provides gated access to allocated residential parking, with a management charge applicable for the parking and communal grounds. To the first floor are two good sized bedrooms together with the family bathroom, while the second floor is dedicated to an

Key Features

- MODERN THREE STOREY
- THREE BEDROOMS
- FIRST FLOOR BATHROOM
- REAR PARKING
- CLOSE TO M6 MOTORWAY
- MID TOWN HOUSE
- ENSUITE SHOWER ROOM TO MASTER
- GROUND FLOOR GUEST WC
- EXCELLENT COMMUTER LOCATION
- IDEAL FIRST TIME/FAMILY PURCHASE

Rooms and Dimensions

ENTRANCE HALLWAY

GROUND FLOOR GUEST WC

KITCHEN

11'8" x 6'0" (3.57m x 1.83m)

LIVING ROOM

17'9" x 12'9" (5.42m x 3.91m)

FIRST FLOOR LANDING

BEDROOM TWO

12'10" x 11'1"/8'6" (3.93m x 3.38m/2.61m)

BEDROOM THREE

12'10" x 11'9" (3.93m x 3.59m)

BATHROOM

SECOND FLOOR

MASTER BEDROOM

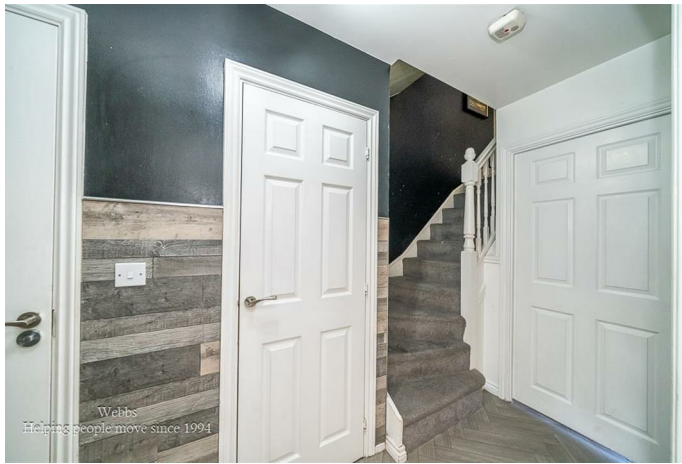
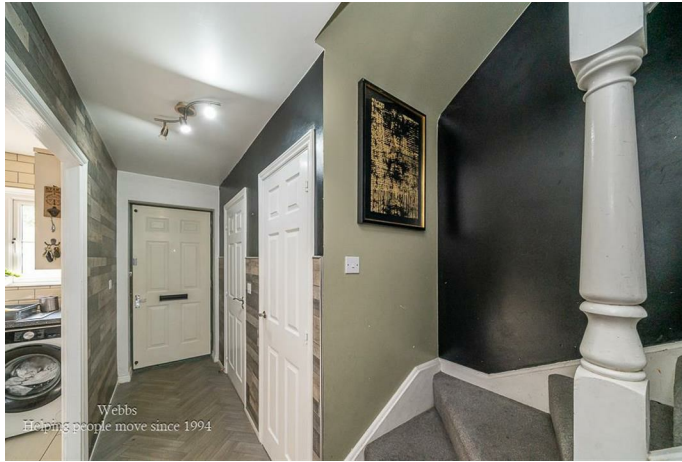
12'11" x 19'6"/11'4" (3.95m x 5.95m/3.46m)

ENSUITE SHOWER ROOM

Agents Notes

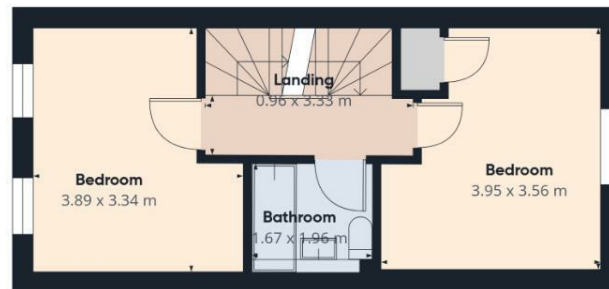
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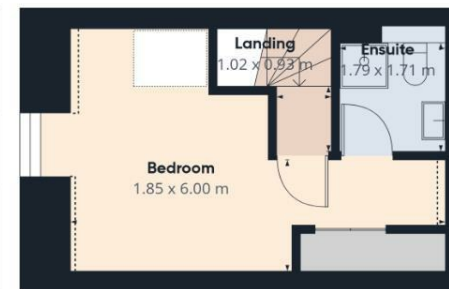




Ground Floor



Floor 1



Floor 2



Approximate total area⁽¹⁾
85 m²

Reduced headroom
0.9 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.

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