



Wood Common Grange | Pelsall, Walsall | WS3 5EY

Offers In The Region Of £415,000



Summary

****EXECUTIVE DETACHED FAMILY HOME******GENEROUS CORNER PLOT******REFITTED OPEN PLAN LIVING KITCHEN DINER******DOUBLE GARAGE AND DIRVE******SEPERATE UTILITY ROOM AND GUEST WC******FOUR DOUBLE BEDROOMS******FAMILY BATHROOM WITH ROLL TOP BATH******MUCH IMPROVED THROUGHOUT****

Nestled in the sought-after location of Wood Common, this impressive four-bedroom detached family home offers spacious and versatile living accommodation, perfect for modern family life. Situated on a generous corner plot with beautifully maintained gardens, a private driveway, and a double garage, this property is an ideal forever home.

Upon entering, you are welcomed by a bright and spacious entrance hall leading to a dedicated study, perfect for those working from home, and a convenient guest WC. The heart of the home is the stunning open-plan living kitchen diner, designed for both everyday living and entertaining. This space benefits from a separate utility room and opens into a charming conservatory, which enjoys views over the rear garden. A large lounge, complete with a walk-in bay window, provides a comfortable retreat for relaxing with family and friends.

Key Features

- EXECUTIVE FOUR BEDROOM DETACHED
- KITCHEN LIVING DINER
- LANDSCAPED GARDENS
- ENSUITE TO MASTER BEDROOM AND FAMILY BATHROOM WITH ROLL TOP BATH
- UTILITY ROOM AND GUEST WC
- DOUBLE GARAGE
- CONSERVATORY TO THE REAR
- FOUR DOUBLE BEDROOMS
- SEPERATE DOWNSTAIRS STUDY
- CALL WEBBS ON 01922 663399 TO SECURE YOUR VIEWING TODAY!!!!

Rooms and Dimensions

Entrance Hall

Lounge

14'2" x 16'10" (4.333m x 5.146m)

Conservatory

9'0" x 9'5" (2.756m x 2.878m)

Study

7'1" x 6'10" (2.168m x 2.094m)

Kitchen Living Diner

27'7" x 8'10" (8.41m x 2.716m)

Utility Room

7'7" x 5'9" (2.329m x 1.761m)

First Floor Landing

Bedroom One

11'6" x 13'11" (3.507m x 4.258m)

En Suite

6'0" x 4'11" (1.839m x 1.502m)

Bedroom Two

10'10" x 12'8" (3.306m x 3.862m)

Bedroom Three

9'11" x 8'4" (3.023m x 2.543m)

Bedroom Four

9'9" x 12'10" (2.982m x 3.923m)

Family Bathroom

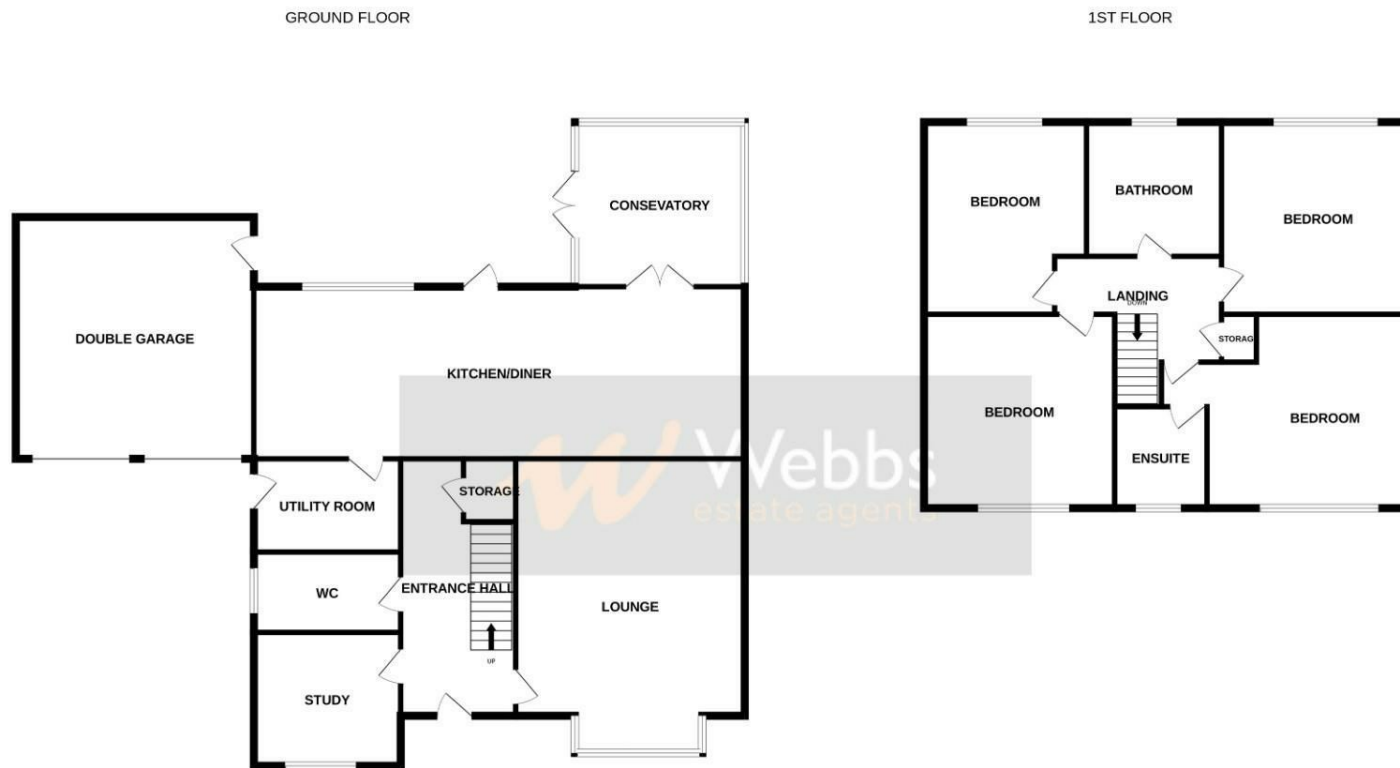
7'2" x 5'5" (2.192m x 1.667)

Garage

27'3" x 17'0" (8.323m x 5.195m)

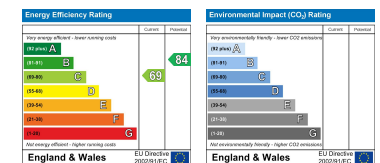






Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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