



Webbs

Helping people move since 1994

Water Reed Grove | Walsall | WS2 7AD
Offers Over £220,000

W Webbs
estate agents

Summary

** SUPERB CONDITION MID TOWN HOUSE ** POPULAR LOCATION ** VIEWING ADVISED ** THREE BEDROOMS ** FAMILY BATHROOM ** SPACIOUS LIVING ROOM ** KITCHEN / DINER ** PANTRY ** WC ** GARAGE TO REAR ** 1 ALLOCATED PARKING TO REAR ALSO YOU CAN PARK ON THE FRONT ** ENCLOSED REAR GARDEN ** UPVC DOUBLE GLAZED ** GAS CENTRAL HEATING ** EARLY VIEWING ADVISED

Webbs Estate Agents have pleasure in offering for sale this well presented family home, situated on a popular residential development, being close to all local amenities, shops and schools. Briefly comprising: hallway, living room, wc and kitchen/diner and pantry. To the first floor, the landing leads to three bedrooms, and a family bathroom. Externally there is a garage to the rear with 1 allocated parking spaces and parking on front, good size enclosed rear garden. EARLY VIEWING IS ADVISED!

Key Features

- MID TOWN HOUSE
- 3 BEDROOMS
- LIVING ROOM
- SEPARATE WC
- ENCLOSED REAR GARDEN
- POPULAR LOCATION
- GARAGE & ALLOCATED PARKING
- KITCHEN / DINER, PANTRY
- FAMILY BATHROOM
- EARLY VIWING ADVISED

Rooms and Dimensions

ENTRANCE HALL

LIVING ROOM

11'8" x 15'8" (3.58 x 4.78)

SEPARATE WC

KITCHEN / DINER

13'5" x 10'7" (4.09 x 3.25)

FIRST FLOOR LANDING

BEDROOM ONE

8'3" x 12'9" (2.53 x 3.9)

BEDROOM TWO

8'3" x 14'4" (2.54 x 4.37)

BEDROOM THREE

6'10" x 10'9" (2.10 x 3.29)

FAMILY BATHROOM

6'5" x 6'10" (1.96 x 2.10)

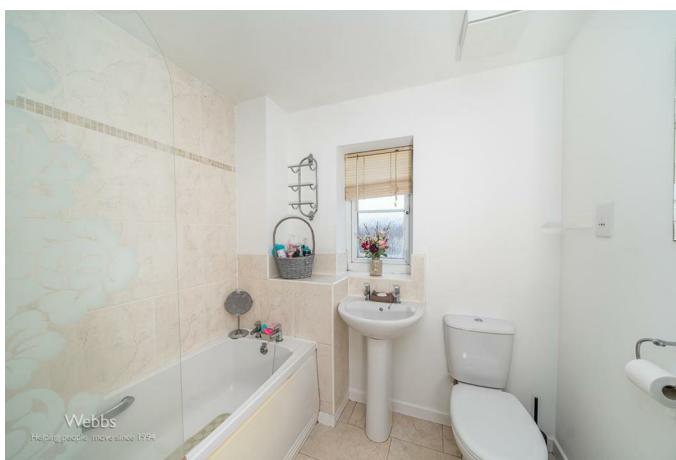
GARAGE

OUTSIDE

Identification Checks

Property for Sale – Managed Freehold







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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Modelled
Very energy efficient - lower running costs	91	80	80
Band A	B	C	C
Band B	C	D	D
Band C	D	E	E
Band D	E	F	F
Band E	F	G	G
Band F	G		
Very environmentally friendly - lower CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			
EU Directive 2002/91/EC			
England & Wales			

212 High Street, Bloxwich, Walsall, WS3 3LA

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