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Charlesdale Drive | Walsall | WS9 0HN

Offers In The Region Of £315,000

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Summary

****THREE BEDROOM SEMI DETACHED FAMILY HOME**SPACIOUS AND WELL PRESENTED ACCOMMODATION THROUGHOUT**GENEROUS REAR LIVING ROOM OVERLOOKING THE GARDEN & DINING KITCHEN**EXCELLENT FIRST TIME PURCHASE OR FAMILY HOME**CUL DE SAC****

Situated in a quiet and highly sought after cul-de-sac location, this well presented and deceptively spacious three bedroom semi detached home offers an excellent opportunity for first time buyers, growing families and those seeking a convenient residential setting, close to local amenities and highly regarded schools of both sectors.

The property is approached via an entrance porch which leads into a welcoming reception hallway, complete with staircase rising to the first floor and a useful under stairs storage cupboard. To the rear of the property is a generously proportioned and pleasant living room, enjoying attractive views over the rear garden and providing an ideal space for relaxation and family living. Double doors open into the dining room, creating a versatile layout that is perfect for both everyday living and entertaining guests. An archway from the dining room leads into the fitted kitchen, offering a practical and functional space with ample storage and preparation areas.

Key Features

- THREE BEDROOM SEMI DETACHED HOME - EXCELLENT FIRST TIME PURCHASE OR FAMILY HOME
- SPACIOUS ACCOMMODATION THROUGHOUT
- DINING ROOM WITH ARCHWAY INTO KITCHEN
- ESTABLISHED AND WELL MAINTAINED REAR GARDEN
- DRIVEWAY PARKING AND INTEGRAL GARAGE
- QUIET AND HIGHLY SOUGHT AFTER CUL-DE-SAC LOCATION
- GENEROUS REAR LIVING ROOM OVERLOOKING THE GARDEN
- THREE WELL PROPORTIONED FIRST FLOOR BEDROOMS & FAMILY SHOWER ROOM
- CONVENIENT FOR ALDRIDGE TOWN CENTRE, SHOPS AND AMENITIES
- WALKING DISTANCE TO HIGHLY REGARDED SCHOOLS OF BOTH SECTORS - IDEALLY POSITIONED FOR ST FRANCIS OF ASSISI CATHOLIC COLLEGE

Rooms and Dimensions

ENTRANCE PORCH

ENTRANCE HALLWAY

LIVING ROOM

23'11"/18'4" x 10'3" (7.30m/5.61m x 3.13m)

DINING ROOM

10'4" x 8'0" (3.15m x 2.44m)

KITCHEN

9'10" x 7'10" (3.02m x 2.41m)

FIRST FLOOR LANDING

MASTER BEDROOM WITH FITTED WARDROBES

14'5" x 8'9" (4.41m x 2.67m)

BEDROOM TWO

11'3" x 9'7" (3.43m x 2.94m)

BEDROOM THREE

9'11"/8'0" x 8'8" (3.04m/2.45m x 2.65m)

FIRST FLOOR SHOWER ROOM

6'10" x 9'6" (2.10m x 2.9m)

GARAGE

16'6" x 8'0" (5.05m x 2.45m)

Identification Checks

Premium Conveyancing -A





**GET READY FOR A SPEEDIER,
SMOOTHER AND MORE SUCCESSFUL
TRANSACTION WITH THIS PREMIUM
CONVEYANCING PROPERTY!**

The vendors have opted to provide a legal pack for the sale of this property, which includes a set of searches. The legal pack provides upfront the essential documentation that tends to cause or create delays in the transactional process.

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