



Webbs  
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Charlesdale Drive | Walsall | WS9 0HN

£315,000

 **Webbs**  
estate agents

## Summary

\*\* SOUGHT AFTER LOCATION \*\* EARLY VIEWING ADVISED \*\* SPACIOUS FAMILY HOME \*\* THREE BEDROOMS \*\* FAMILY BATHROOM \*\* EXTENDED LOUNGE / DINER \*\* EXTENDED KITCHEN \*\* FAMILY BATHROOM \*\* DRIVEWAY \*\* GARAGE \*\* DRIVEWAY PARKING \*\* PRIVATE REAR GARDEN \*\*

WEBBS ESTATE AGENTS have the pleasure of offering for sale this very well presented and improved family home, situated in a popular location, close to all local amenities, shops and good schools. It briefly comprises: entrance porch, hallway with storage, extended lounge/diner and an extended kitchen. On the first floor, the landing leads to a family bathroom and three good-sized bedrooms. Externally, there is a private driveway providing ample off-road parking, a garage and a private rear garden.

## Key Features

- SOUGHT AFTER LOCATION
- SEMI DETACHED
- EXTENDED LOUNGE / DINER
- FAMILY BATHROOM
- DRIVEWAY PARKING
- CLOSE TO SCHOOLS & AMENITIES
- 3 BEDROOMS
- EXTENDED KITCHEN
- GARAGE
- EARLY VIEWING ESSENTIAL

## Rooms and Dimensions

### ENTRANC EPORCH

### HALLWAY

### LIVING AREA

10'3" x 18'7" (3.14 x 5.67 )

### DINING AREA

10'5" x 9'3" (3.18 x 2.84)

### EXTENDED KITCHEN

20'3" x 7'11" (6.18 x 2.42)

### FIRST FLOOR LANDING

### BEDROOM ONE

8'2" x 8'7" (2.51 x 2.63)

### BEDROOM TWO

14'6" x 8'7" (4.43 x 2.63)

### BEDROOM THREE

9'8" x 11'2" (2.96 x 3.42)

### FAMILY BATHROOM

6'10" x 6'5" (2.1 x 1.96)

### OUTSIDE

### Identification Checks





