



Watermeadow Drive | Walsall | WS4 1TA

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## Summary

**\*\*DRIVE AND GARAGE TO THE SIDE\*\*REFITTED MODERN KITCHEN\*\*REFITTED FAMILY BATHROOM\*\*GENEROUS CORNER PLOT\*\*POPULAR LOCATION\*\*PERFECT FAMILY HOME\*\*VIEWING ESSENTIAL\*\***

Nestled in the desirable Watermeadow Drive, Walsall, this much-improved three-bedroom detached home offers a perfect blend of comfort and modern living. Situated in a tranquil cul-de-sac, the property occupies a generous corner plot, providing ample outdoor space and a detached garage alongside a convenient driveway.

Upon entering, you are welcomed by an inviting entrance hall that leads to a guest WC, ensuring practicality for family and visitors alike. The generous lounge is perfect for relaxation and entertaining, while the stunning refitted breakfast kitchen, complete with a central island, serves as the heart of the home, ideal for family gatherings and culinary adventures.

The first floor boasts three spacious bedrooms, each designed to provide a peaceful retreat. The refitted family bathroom with WC, wash hand basin, bath with overhead shower is thoughtfully positioned to serve the needs of the household.

Step outside to discover a private and enclosed landscaped rear garden, featuring a delightful patio area and lush lawns, perfect for outdoor dining, play, or simply enjoying the fresh air.

This property is conveniently located near local amenities, including shops, schools, and excellent road and transport links, making it an ideal choice for families and professionals alike. With its modern features and prime location, this home is a wonderful opportunity not to be missed.

## Key Features

- THREE BEDROOM DETACHED
- REFITTED KITCHEN
- REFITTED BATHROOM
- CUL-DE-SAC
- POPULAR LOCATION
- DRIVE AND GARAGE
- MODERN KITCHEN WITH ISLAND
- CORNER PLOT
- LANDSCAPED REAR GARDEN
- CALL WEBBS TO SECURE YOUR VIEWING TODAY!!!!

## Rooms and Dimensions

### Entrance Hall

6'5" x 2'10" (1.964m x 0.868m)

### Lounge

14'1" x 14'6" (4.299m x 4.432m)

### Breakfast Kitchen

14'6" x 9'9" (4.424m x 2.988m)

### First Floor Landing

### Bedroom One

12'2"=19'8" x 8'2" (3.715=6m x 2.511m)

### Bedroom Two

9'5" x 8'3" (2.887m x 2.520m)

### Bedroom Three

9'0" x 5'11" (2.752m x 1.821m)

### Family Bathroom

6'4" x 5'5" (1.934m x 1.659m)

### Identification Checks







Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area<sup>1)</sup>  
77.6 m<sup>2</sup>

(1) Excluding balconies and terraces

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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